

GINGERMARTIN+CO
LUXURY REAL ESTATE | SONOMA & NAPA VALLEY



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DESIGN & DETAILS

- Builder, Dynasty Design Builds, Napa Valley

GENERAL

- APN, 009-303-008
- County Zoning, MR (Medium Density Residential)
- Year Built, 2025
- 0.21± Acres
- Total, 3,800± SF | 5BD | 5BA
- Main House, 3,000± SF | 4BD | 4 BA
- ADU, 800± SF | 1 BD | 1 BA | Gym/Office Flex Space
- 1 Car Garage, Attached
- 4 Exterior Parking Spaces on Property

INFRASTRUCTURE

- Water, Public
- Heating + Cooling, Central + Mini Split (ADU)
- Utility Provider, PG+E
- Metal roof (main house + guest house)
- Board and batten siding

MAIN HOUSE

OVERVIEW

- White oak flooring
- Nickel gap tongue-and-groove ceilings
- Custom built-in white oak cabinetry
- Quartzite countertops
- Modern lighting throughout

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GREAT ROOM

- Sub-Zero wine refrigerator
- Custom built-in cabinetry
- Wet bar with sink
- Gas fireplace
- Sliding glass wall system opening to the backyard
- 11-foot ceilings

KITCHEN | DINING ROOM

- Miele double ovens
- Miele 6-burner gas cooktop
- Miele dishwasher
- Sub-Zero refrigerator
- Sub-Zero wine refrigerator
- Wolf microwave

PRIMARY BEDROOM

- Glass wall system opening to a private outdoor terrace
- Views of the Mayacamas mountain range
- Outdoor access overlooking pool
- 11-foot ceilings
- Recessed lighting
- Spacious walk-in closet with custom storage

BATH

- Soaking tub
- Walk-in shower with tiled floors and walls
- Contemporary flooring

GUEST BEDROOM SUITE ONE

- En-suite bathroom
- Walk-in shower
- Closet

GUEST BEDROOM TWO

- Mountain views of the Mayacamas
- Recessed lighting

GUEST BATHROOM

- Tub with shower

GUEST BEDROOM THREE

- Walk-in closet
- Easy access to full downstairs bathroom
- Walk-in shower
- Counter-to-ceiling backsplash

ADU

- 800± SF | 1 BD | Office/Gym Flex Room | 1 BA
- Full kitchen
- Wolf 4-burner gas cooktop
- Miele dishwasher
- Zephyr hood
- Sub-Zero refrigerator
- Office/Gym flex room with outdoor access to pool
- Bedroom with outdoor access to pool and shared bath

BATHROOM

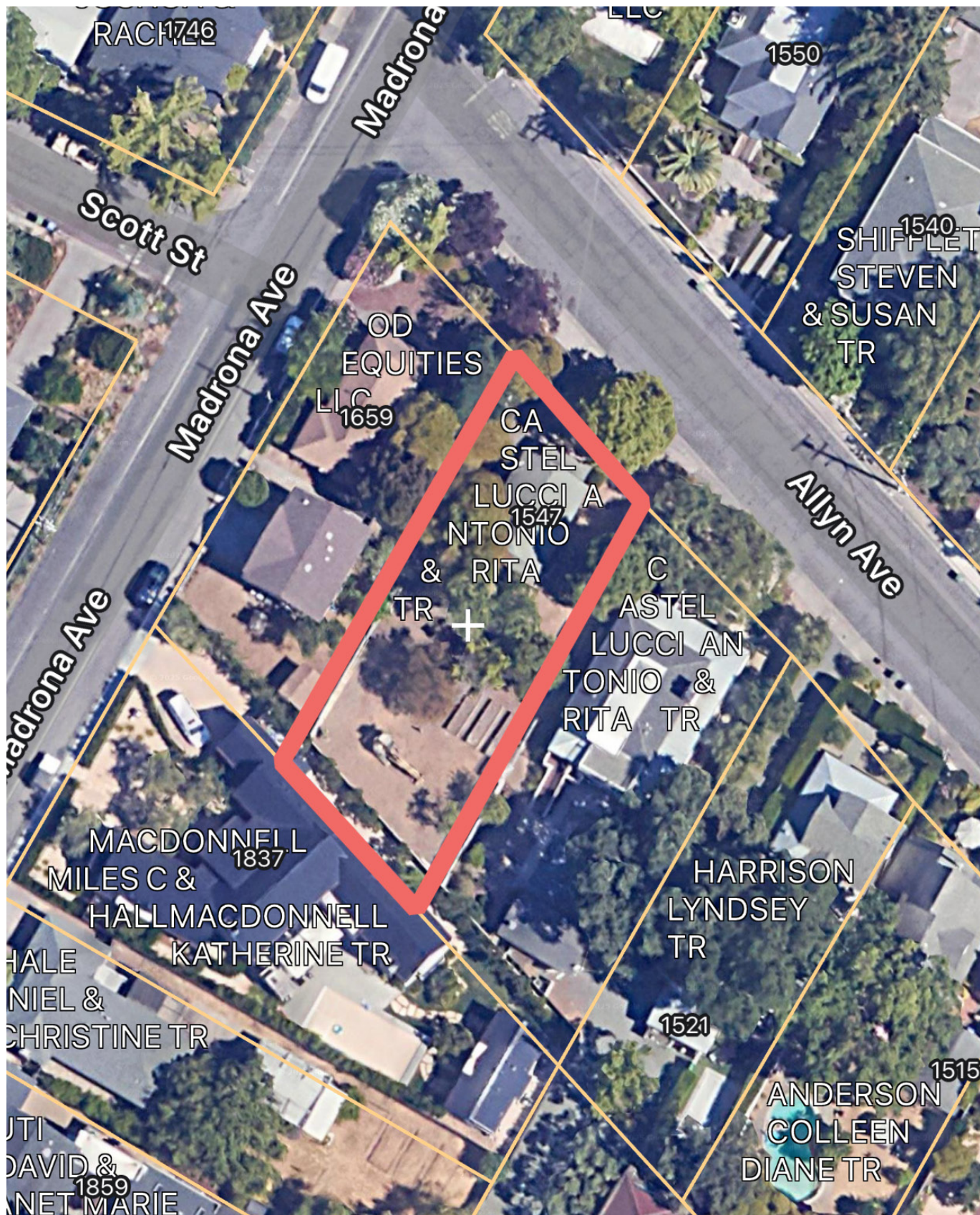
- Walk-in shower with tile surround
- Coat closet

LAUNDRY

- Electrolux washer and dryer

OUTDOOR LIVING

- 38x20 pool with Baja shelf
- Raised spa integrated with pool
- Outdoor kitchen
- Sedona built-in grill
- Counter space for prep and serving
- Gas fire pit with seating area
- Landscaped grounds
- Sliding glass wall systems for seamless indoor-outdoor flow (main house and guest house)
- Multiple outdoor access points from bedrooms and living spaces



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