

PROPERTY amenities

1 1 0 8 B R O O K W O O D D R I V E | G R E E N B A Y

PROPERTY DETAILS

YEAR BUILT: 2021

BUILDER: De Leers

ROOF: Membrane

WINDOWS: Pella with Lutron Blinds

EXTERIOR: Brick and Fiber Cement

FENCE: Metal with Auto Opener

MILLWORK and CABINETS: Valley Cabinets

ELEVATOR LOCATIONS: Garage | Second Level Landing | Third Level Landing

MECHANICALS: Zoned HVAC - Gas Heat and AC | In-Floor Heat - Primary Bathroom and Gound Level Bathroom | Martin Security System

APPLIANCES: Restaurant-Grade - SS Wolf Dual Fuel and Infrared Dual Griddle Gas Range/Oven | 42" SS Armoire Sub-Zero Refrigerator with Bottom Drawer Freezer | Cove Dishwasher | Wolf Transitional Drawer Microwave | 30" Sub-Zero Wine Refrigerator | Ice Maker | Electro Lux Gas Dryer and Washer

ACREAGE: 0.07

SQUARE FOOTAGE: Total 3,242 | First Level 900 | Second Level 1,171 | Third Level 1,171

BEDROOMS: 2 | BATHROOMS: 3 Full 1 Half

PROPERTY FEATURES

Number One Best Location for Packer Experience Living | Condo Positioned on 50 Yard Line | Walking Distance to Stadium, Resch Center, Dining and Entertainment | Close and Centrally Located to all Amenities | Patio with Auto Gate Opening to Titledown Field | Gas Hookup on Patio | Private Balcony off of Kitchen | Finished Heated Garage with Elevator Access, Storage Closet, Epoxy Flooring, Upper Storage Shelving (One with Motorized Lift) | Designer Light Fixtures Throughout | High End Finishes Throughout | Floor to Ceiling Pella Windows Throughout Providing West and East Skyline Views | Luxury Primary Suite with Soaker Tub, Steam Shower and In-Floor Radiant Heat | Events to Enjoy All Year

INCLUSIONS | EXCLUSIONS

INCLUSIONS: All Kitchen and Wet Bar Appliances | Washer and Dryer | Window Lutron Blinds | Upper Garage Cabinets | TV Hanging Hardware

EXCLUSIONS: TVs | Lower Garage Cabinet | Staging Items



FIRST LEVEL



FOYER

- Front Door with Glass Panel and Transom
- Designer Light Sconces
- Stairs to Second Level
- Tile Flooring



DEN | OFFICE

- Oversized Glass Patio Doors with Transom and Shades Leading to Spacious Outdoor Living Space (Auto Gate Opening to Field and Gas Hookup)
- Recessed Lighting
- Stairs Leading to Second Level
- Engineered Hardwood Flooring

Could be Converted to a Third En Suite



FULL BATHROOM

- Vanity with Solid Surface Countertop, Cabinet Storage, Mirror and Designer Light Fixture
- Tiled Walk-In Shower with Frameless Glass Door, Linear Drain, Recessed Lighting, Corner Shelf and Product Niche
- Linen Tower
- Kohler Plumbing Fixtures
- Window with Privacy Tint
- Tile with In-Floor Radiant Heat



BACK HALL

- Spacious Coat Closet
- Door to Garage (Access to Elevator in Garage)
- Open to Family Room and Stairs to Second Level
- Tile Flooring



PATIO

- Metal Fence with Auto Gate Opening to Field
- Gas Hookup
- Covered Area
- Glass Patio Doors Leading to Family Room



SECOND LEVEL



GREAT ROOM

- Gas Linear Fireplace with Tile Surround
- Floating Cabinets Flanking Fireplace with Solid Surface Top and Ambient Lighting
- West Facing Floor to Ceiling Wall of Windows with Transom and Shades
- Recessed Lighting
- Open to Dining Area
- Engineered Hardwood Flooring



- West Facing Floor to Ceiling Wall of Windows with Transom and Shades
- Designer Chandelier
- Engineered Hardwood Flooring

**Service Needed to Make Operable*



KITCHEN

- Restaurant-Grade - SS Wolf Dual Fuel and Infrared Dual Griddle Gas Range/Oven, 42" SS Armoire Sub-Zero Refrigerator with Bottom Drawer Freezer, Cove Dishwasher and Wolf Transitional Drawer Microwave
- Spacious Island with Quartz Waterfall Countertop, Apron Sink, Instant Hot Water Tap, Dishwasher, Seating, In-Counter Push Button Garbage Disposal, Ample Cabinet Storage and Designer Light Pendants
- Custom Fully Fitted To-Ceil, Inset, Soft-Close Cabinets with Tuck Away Office Supply Cabinet
- Tile Backsplash
- Under Cabinet Lighting
- East Facing Floor to Ceiling Wall of Windows with Transom and Shades
- Recessed Lighting
- Open to Dinette with Wet Bar
- Engineered Hardwood Flooring

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DINETTE

- Glass Patio Door with Transom Leading to Balcony Overlooking Titledown
- Designer Light Fixture Centered above Table
- TV Mounting Hardware and Electric Plug
- Wall of To-Ceiling, Inset, Soft-Close Cabinets with Coffee Bar and Pot Filler
- Sub-Zero 30" Designed Wine Refrigerator
- Wet Bar with Sink, Quartz Countertop and Ice Maker



HALF BATHROOM

- Designer Light Pedants
- Vanity with Solid Surface Countertop, Cabinet Storage and Mirror
- Kohler Fixtures
- Classic and Neutral Wallpaper
- Engineered Hardwood Flooring



THIRD LEVEL



- East Facing Floor to Ceiling Wall of Windows Transom and Shades Overlooking Titledown
- Glass Paneled Door to Fully Fitted Walk-In Closet
- Designer Light Sconces Flanking Bed
- Ceiling Fan with Light
- Recessed Lighting
- Engineered Hardwood Flooring



- Tiled Walk-In Steam Shower with Frameless Glass Door, Corner Bench, Product Niches, Handheld Shower Head, Wall-Mounted Shower Head and Linear Drain
- Soaker Tub with Floor-Mount Tub Filler and Designer Chandelier Above
- Vanity with Dual Sinks, Solid Surface Countertop, Cabinet Storage, Mirrors and Designer Light Scones
- Linen Tower
- Tile Flooring with In-Floor Radiant Heat



EN SUITE BEDROOM

- West Facing Floor to Ceiling Wall of Windows with Transoms and Shaded
- Reach-In Fully Fitted Closet
- Recessed Lighting
- Ceiling Fan with Light
- Engineered Hardwood Flooring



EN SUITE BATHROOM

- Tiled Walk-In Shower with Frameless Glass Door, Corner Bench and Product Niche
- Vanity with Dual Sinks, Cabinet Storage, Mirrors and Designer Light Fixtures
- Linen Tower
- Tile Flooring



BEDROOM (OFFICE)

- Glass Panel Door
- Walk-In Closet
- Recessed Lighting
- Engineered Hardwood Flooring



LAUNDRY ROOM

- Built-In Washer and Dryer with Solid Surface Countertop
- Sink with Solid Surface Countertop, Cabinet Storage Above and Below
- Hanging Bar
- Recessed Lighting
- Tile Flooring



EXTERIOR | GARAGE

- Heated 2-Stall Garage Finished with Epoxy Flooring, Storage Closet, Upper Shelving (one with motorized lift), Access to Elevator and Upper Cabinets (lower excluded)
- Off of Quiet Street
- Private Patio with Gas Hookup and Auto Gate Leading to Field
- Private Balcony off Kitchen and Dinette Overlooking Titledown

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