

13619 174th Ave NE, Redmond

| \$1,200,000

## SUNRISE NEIGHBORHOOD



Complete details, photos, 3D tour, 4K video tour and Pre-Inspection at:

# EnglishHillHome.com





## *Beautiful Two Story Home in Sunrise on English Hill*

The light-filled, East-facing 1,520 s.f. floorplan features 3 bedrooms, 1.75 baths on a 7,622 s.f. lot in Sunrise. Special features include: Fully remodeled kitchen and baths, updated windows and millwork, central AC, Rachio smart sprinkler system, fresh paint, and a full suite of smart features throughout the home including Ring security, smart thermostat with additional room sensor, and dimmable smart switches in all rooms.

Inviting, spacious entry welcomes you with soaring ceiling, decorate staircase, beautiful Luxury Vinyl Plank floors, natural light, leading you into the family room and main living areas. Living room includes: wall of windows, beautiful fireplace & mantle with decorative ceramic tile veneers, high-reaching skylights, and ample space for entertaining. Large, fully remodeled kitchen with quartz counters, Kitchen-Aid stainless steel appliances including gas cooktop, oven/microwave combo, 3 rack dishwasher, large waterfall island with seating, and 8 foot sliding glass door off the dining room/nook. The open dining room sits adjacent to kitchen, with additional built-in cabinetry and buffet counter, decorative light fixture and a lovely view of the back yard.

Lower level is complete with large bedroom filled with natural light and large closet, and fully remodeled 3/4 bath. Hall bath features custom made floating vanity with vessel sink, tile floors, and gorgeous floor to ceiling tile-wrapped walk in shower. Adjacent den/study area is perfect for home office.

Large, private primary suite on the upper level with ample built-in dressers and storage, including full ensuite primary bath. Remodeled primary bath features skylight, tile-wrapped walk-in shower, separate soaking tub, beautiful wainscoting, and stunning tile accent wall. Additional oversized bedroom on the upper level, with double closets and an abundance of natural light.

The spacious back yard features flat, lush lawn and includes Rachio smart sprinkler system (F&R), ample space for gardening, entertainment-sized deck w/gas BBQ outlet, patio, and 175 ft. of string lighting for ambiance.

Laundry area with full size washer/dryer included located in the attached 2-car garage with storage above!

Northshore Schools - Sunrise Elementary, Timbercrest Middle School & Woodinville High School.



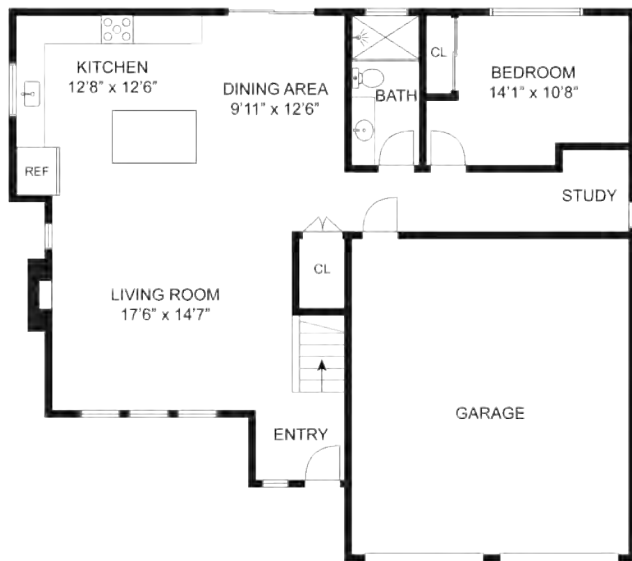


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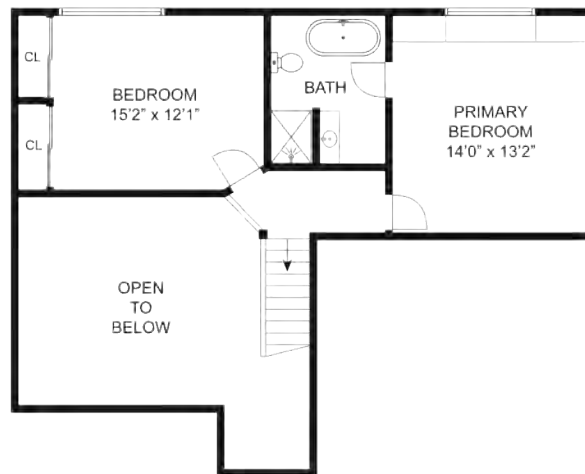
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Property Details | Property Disclosures | Pre-Inspection Report  
Additional Photos | 3D Walkthrough | Video Tour



FIRST FLOOR



SECOND FLOOR

# Home Features

SIZES AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY.

Bedrooms 3 | Baths 1.75 | 1,520 Square Feet | 7,622 Sq. Ft. Lot | Smart Technology throughout!

**Style** Two Story

**Bedrooms** 1 Primary Bedroom, 2 Additional Bedrooms

**Baths** 1 Full Bath, 3/4 Guest Bath

**Flooring** Luxury Vinyl Plank, Carpet, & Tile

**Entry** Inviting, spacious entry welcomes you with soaring ceiling, decorate staircase, beautiful Luxury Viny Plank floors, natural light, leading you into the family room and main living areas.

**Living Room** Living room includes: wall of windows, beautiful fireplace & mantle with decorative ceramic tile veneers, high-reaching skylights, and ample space for entertaining.

**Dining Room** The open dining room sits adjacent to kitchen, with additional built-in cabinetry and buffet counter, decorative light fixture and a lovely view of the back yard.

**Kitchen** Large, fully remodeled kitchen with quartz counters, Kitchen-Aid stainless steel appliances including gas cooktop, oven/microwave combo, 3 rack dishwasher, large waterfall island with seating, and 8 foot sliding glass door off the dining room/nook.

**Hall Bath** 3/4 hall bath features custom made floating vanity with vessel sink, tile floors, and gorgeous floor to ceiling tile-wrapped walk in shower.

**Primary Bedroom** Large, private primary suite on the upper level with ample built-in dressers and storage, including full ensuite primary bath.

**Primary Bathroom** Remodeled primary bath features skylight, tile-wrapped walk-in shower, separate soaking tub, beautiful wainscoting, and stunning tile accent wall.

**Bedrooms** Two additional large bedrooms, with abundance of natural light. Upper bedroom is oversized.

**Den / Study** Den/study area on lower level is perfect for home office.

**Yard** The spacious back yard features flat, lush lawn and includes ample space for gardening, entertainment-sized deck w/gas BBQ outlet, patio, and 175 ft. of string lighting for ambiance. Rachio smart sprinkler system covering front and rear yard.

**Laundry** Laundry area with full size washer/dryer included located in garage.

**Garage** Attached two car garage with storage above via staircase. New garage doors and quiet, belt-driven openers. 50 amp electric car charger too!

**Heat/Cool** Forced Air - Natural Gas, Central AC

**Roof** High quality composition.

**Smart Features** Smart Lutron switches, Complete Ring Alarm system with cameras and lighting, wifi door locks, new Eton electrical panel, Rachio 8 zone sprinkler

**Utilities**

Water: Woodinville Water District

Sewer: Woodinville Water District

Electric/Gas: Puget Sound Energy

Internet: Xfinity / Ziplay

**School District** Northshore

High School: Woodinville

Middle School: Timbercrest

Elementary : Sunrise

**Year Built** 1983