



GLOBAL
LUXURYSM

3800 Silverado Trail North

Property Notes

www.NapaValleyModernRetreat.com

General

- APN: 021-030-025-000
- 3.37 +/- acre parcel
- Seller purchased property in 2000
- Home built in 2007
- Design/Build Team
 - Architect: Peter Pfau, Pfau Long Architecture
 - Builder: Ronholm Project Management
 - Landscape: Garden Architecture
 - Interior Design: Lisa Knight with assist from Erin Martin
- Three story 4,172 +/- sq. ft. main residence, 2BD/2.5BA
- Bonus conditioned space with baths, approximately 1200 sq. ft.
- Two tents
- Pool and spa
- Two BBQ areas
- Veggie garden
- Fruit orchard
- Bocce Court
- 5,000 bottle wine cellar
- Two car garage with washer and dryer
- Abundant basement storage

Features Throughout

- Fleetwood doors and windows
- Crestron system
- Automatic window shades
- Sonos in most rooms and areas with built-in speakers

Entryway

- Hand-poured patina-polished concrete flooring
- Stairwell with wall of windows providing abundant natural light, bamboo treads and stainless steel custom railings with IPE caps, custom resin landings, and cedar wall siding
- Storage/utility closet

Great Room: Kitchen, Dining, and Living Room

- Hand-poured patina-polished concrete flooring
- 10 ft ceiling
- Wall of windows and sliding door access to back deck
- Recessed halogen lighting
- Built-in speakers
- Kitchen
 - Reclaimed industrial pendant light fixtures (were originally in a biology lab)
 - Custom laminate cabinetry with black Caesarstone countertops
 - Two stainless steel under-mount sinks with brushed chrome fixtures and InSinkErator garbage disposals
 - Custom resin bar countertop
 - Sub-Zero stainless steel side-by-side refrigerator and freezer
 - GE Monogram stainless steel refrigerator with freezer drawer below
 - Wolf gas cooktop with 6 burners and griddle
 - Miele stainless steel warming drawer
 - Stainless steel Gaggenau hood
 - Wolf double ovens
 - Sharp Insight Pro microwave drawer
 - Two Fisher&Paykel wine glass dishwashers with cabinet fronts
 - Miele dishwasher with cabinet front
 - Perlick ice maker with cabinet front
 - Jenn-Air wine refrigerator
 - Pantry with Hafele organizational system
 - Hideaway TV (artwork not included)
- Dining Area
 - Artemide chandelier
- Living Room
 - Wood burning fireplace with dark laminate surround and stone hearth
 - Open bookshelves with integrated lighting

Powder Room

- Hand-poured patina-polished concrete flooring
- Sconce and recessed halogen lighting
- Single vanity with bamboo cabinetry and leathered granite countertop and backsplash
- Porcelain vessel sink with brushed nickel Dornbracht fixtures
- Toto toilet

Media Room

- Walnut hardwood flooring
- Recessed halogen lighting
- Art lighting
- Built-in speakers
- Sliding door with access to rock pathway and pool area
- Custom Oak built-in media and TV center

- Wet bar
 - Laminate cabinetry with leathered granite countertop and backsplash
 - Stainless steel under-mount sink with brushed nickel Grohe fixtures
 - Custom resin backlit bar top
 - Pendant light fixtures
 - GE Monogram wine refrigerator
 - Stainless steel Scotsman ice maker
 - Two Fisher&Paykel dishwasher drawers with cabinet fronts

Master Suite

- Bamboo flooring
- Recessed halogen lighting
- Two walls of windows and sliding door providing abundant natural light and access to deck with fire pit
- Built-in speakers
- Automatic shades and black out shades
- Hide away theater screen and projector
- Custom oak built-in bed, nightstands, drawers and wardrobe
- Bathroom
 - Blue glass tile flooring
 - Recessed halogen lighting
 - Sconce lighting
 - Built-in speakers
 - Dual vanity with bamboo cabinetry and leathered granite countertop, two porcelain under-mount sinks with brushed nickel Dornbracht fixtures
 - Blue glass tile wainscoting wall detail
 - Oversized soaking tub with brushed nickel Dornbracht fixtures, water wand and blue glass tile surround
 - Stall shower with blue glass tile surround, seated bench, recessed halogen lighting above, glass enclosure, brushed nickel Dornbracht fixtures and detachable water wand, integrated Mr. Steam system
 - Duravit toilet and bidet
 - Walk-in closet with recessed halogen lighting, built-in speakers, custom multi-globe chandelier, built-in closet system, island, and pocketing doors

Laundry Room

- Bamboo flooring
- Central ceiling light fixture
- Bamboo cabinetry with black Caesarstone countertop
- Stainless steel Julien under-mount sink with KWC fixture
- Storage closets
- Miele Touchtronic washer and dryer

Office

- Bamboo flooring
- Recessed halogen lighting

- Built-in speakers
- Two built-in desks and bookshelves

Guest Bedroom

- Bamboo flooring
- Sconce and recessed halogen lighting
- Built-in speakers
- Large windows providing abundant natural light with automatic shades
- Closet
- Bathroom
 - Blue glass tile flooring
 - Recessed halogen lighting
 - Toto toilet
 - Single vanity with bamboo cabinetry, leathered granite countertop and backsplash, porcelain vessel sink with brushed nickel fixtures
 - Stall shower with blue glass tile surround, glass enclosure, brushed chrome Axor fixtures with detachable water wand

Bonus Conditioned Space with Baths

- Located above the garage
- Approximately 1200 sq. ft.
- Four distinct room spaces
- Bamboo hardwood flooring
- Recessed lighting
- Fujitsu wall heating and air conditioning units
- Kitchenette
 - Bamboo cabinetry with black granite countertops
 - Oversized under-mount stainless steel Houzer sink with polished chrome Grohe fixture
 - Sub-Zero mini refrigerator with cabinet front
- Bathrooms (2)
 - Marble tile flooring
 - Sconce and recessed lighting
 - Single vanity with bamboo cabinetry, black granite countertop, porcelain vessel Deca sink with Lacava fixtures
 - Kohler toilet
 - Bathroom #1: Shower-over-tub with white porcelain subway tile surround, Kohler polished chrome fixtures, and glass enclosure
 - Bathroom #2: Stall shower with white porcelain tile surround, polished chrome Kohler fixtures, and glass enclosure

Outdoor living

- Rock pathways with garden and tree lighting
- Bocce court
- Pool with automatic pool cover, not heated

- Upper outdoor al fresco dining area and kitchen with IPE decking, stainless steel Viking Professional BBQ, stainless steel Viking Professional mini refrigerator, concrete countertop
- Private deck with electric Hot Spring spa and outdoor shower with rain shower head and detachable water wand
- Orchard with Meyer lemon, peach, and apple trees
- Garden with roses, cutting garden, tomatoes, peppers, eggplant and lettuces
- Outdoor entertaining deck with pond and water feature
- Lower outdoor kitchen with stainless steel DCS BBQ

Two Tents

- Bead board walls
- Laminate flooring
- Central ceiling light fixture
- Single vanity with sconce lighting above

Infrastructure

- iPad docking stations in most rooms with Creston smart home system and Sonos
- Heating and AC:
 - Main house: Forced air air conditioning and heating
 - Guest House: Forced air air conditioning and heating
- Water Heater
 - Main House: Tankless Insta Hot
 - Guest House: Tankless Insta Hot
- Electric: PG&E
- Gas: Suburban Propane
- Water: Private well
- Sewage: Standard septic system
- Internet: Upper Valley
- TV: DirecTV
- Phone: AT&T

Items Included in Sale

- Gong at front entry
- Artwork covering projector in master bedroom
- Kuan Yin

Items Excluded from Sale

- Artwork on Hideaway TV cabinet in kitchen
- Wheel with men at lower main entry

Items Available for Purchase

- 2 Gordon Heuther Chromatic Glass/Manzaita art pieces located in media room

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