

# Royal Palm Yacht & Country Club



2280 West Silver Palm Road | Boca Raton, Florida



Office (561) 368-6200

[www.RoyalPalm.com](http://www.RoyalPalm.com)

## Interior Estate

### INTERIOR FEATURES

- Modern Classic design with custom details and features
- Stately 10-foot solid mahogany wood front door with glass transom
- Grand foyer two-story entry with wood floors and see-through views to the pool
- Spiral wood and custom metal railing stairway with designer chandelier
- Volume ceilings, custom painted woodwork, and oversized moldings throughout
- Hardwood floors throughout the entire home
- Formal living room with coffered ceilings, gas fireplace with white wood mantle, surround sound speakers, and French doors opening to the summer room
- Formal dining space with tray ceiling and French doors
- Office\Den with custom wood built-ins and custom painted white woodwork trim
- Club Room with solid wood pocket slider doors, surround sounds speakers, bar, electric shades, and cabana bathroom
- Fully-equipped bar with pendant lighting, granite counters and floors, sink, ice-makers, and refrigerator
- First-floor guest suite with en-suite bathroom, mounted TV, and walk-in closet
- Family room opens to the kitchen for open entertainment with surround sound speakers, octagonal tongue and groove wood ceiling feature, and French doors to the loggia
- Second-floor living room/den with custom built-ins opening to a massive stone balcony
- Elevator with wood paneling and mirror

### MASTER SUITE & BATH

- Inviting master suite with double door entry, deep tray ceiling, wood floors, surround sound speakers, and French doors opening to a massive stone balcony
- Glamorous master bath with custom white wood double vanities with marble counters, and two private water closets, frosted glass shower enclosure with rainfall fixtures, marble floors, and mounted TV
- Separate his and her walk-in closets with custom wood built-ins, lighting, and storage

### GOURMET KITCHEN & LAUNDRY

- Spacious white gourmet kitchen with custom white wood cabinets, solid stone counters, white subway tile backsplash, luxury appliances, two sinks, a large peninsula with counter-height seating and glass pendant lighting, two walk-in pantries, writing desk, and surround sound speakers
- Luxury appliances: Thermador gas 6-burner + griddle range, double oven, and warming drawer, two Sub-Zero refrigerators and freezers, wine refrigerator, and Miele coffee bar
- Separate breakfast dining space with designer chandelier and surrounding views of the pool
- Deluxe second-floor laundry room with Maytag washer and dryer, granite counters, sink, and storage

### EXTERIOR FEATURES

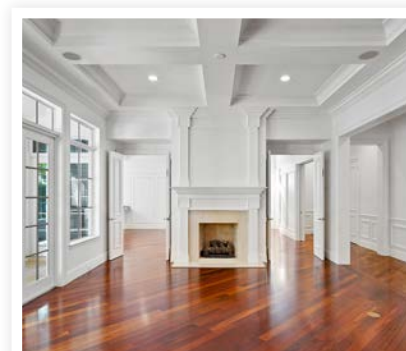
- Resort-style heated salt water chlorinated pool with fountain sprays, swim bench, mosaic tile accents, travertine deck, and spa with cascading spillover
- Summer kitchen with counter-height seating, built-in outdoor BBQ, sink, and refrigerator
- Summer room with white wood ceilings, recessed lighting and surround sound speakers, gas fireplace with stone surround, and misting sprayers
- Gated backyard with premium artificial turf
- Tropical landscape, outdoor lighting, and irrigation professionally designed and installed
- Large circular brick paver driveway and walkways
- Outdoor shower

### ADDITIONAL FEATURES

- Hurricane resistant home construction, including windows, exterior doors, and garage doors
- 3.5-car air conditioned garage with finished floors and built-in cabinets with sink workstation
- Whole house gas generator
- Slate cement tile roof
- Central vacuum
- Open cell foam insulation air barrier throughout plus sound-reducing insulation at all walls and floors
- Custom closet systems in all bedrooms
- Nest digital thermostats
- Honeywell security system with alarm, motion sensors, and security lights
- Aqua link interior pool controls
- 4-zone efficient A/C
- Natural gas

### COMMUNITY FEATURES

- 24-Hour Security
- Jack Nicklaus Signature golf course
- World class yachting facility
- Conveniently located, minutes to downtown Mizner Park and walking distance to the beach and Boca Resort & Club
- Royal Palm Yacht & Country Club is the most sought-after community in all South Florida since 1959




The only real estate firm dedicated exclusively to Royal Palm Yacht & Country Club

**2280 West Silver Palm Road**



**Second Floor**



 <b>Interior Estate</b> SIGNATURE ESTATE BY SRD BUILDING CORP.	
<b>BEDROOMS</b>	<b>6</b>
<b>BATHROOMS</b>	<b>5.2</b>
<b>YEAR BUILT</b>	<b>2008</b>
<b>LOT SIZE</b>	<b>105' X 125' X 100' X 125'</b>
<b>LIVING SQ. FT.</b>	<b>6,792 SQ. FT.</b>
<b>TOTAL SQ. FT.</b>	<b>8,997 SQ. FT.</b>
<b>GARAGES</b>	<b>3 + GOLF CART</b>

NOTE: All measurements, features and specifications are approximate. The accuracy of this information is subject to errors, omissions and changes. An architect should be contacted for actual measurements, features and specifications. Not intended to solicit another Broker's listing. Royal Palm Properties, Licensed Real Estate Brokers.