

8710 Lake Ridge

MAIN HOME

2777 Sq Ft

Plus 2 Oversized Car Garage

- ◆ Shingle Roof - Installed April 2021
- ◆ New A/C Unit 2024 – 5-ton ComfortMaker Brand
- ◆ Copper Pipes Replaced 2021
- ◆ Water Supply – 1 Well Water. Pump and auto- irrigation system is located inside the pump house.
- ◆ Irrigation type – Well – Auto Programmable Controller 2021
- ◆ Hellenbrand Whole Home Filter System maintained by Culligan
- ◆ New Hot Waterless Tank – January 2025
- ◆ Garage Motor 2026
- ◆ His & Hers Closets Updated/New 2026
- ◆ 3 In-suite/Master Bathrooms Updated 2025
- ◆ 1 Cabana Bathroom Updated 2022
- ◆ Copper Pipes Replaced 2022
- ◆ Sun Tunnels 2021
- ◆ Fireplace 2022
- ◆ Generac Whole House backup Generator – LP Underground Tank Located near the Main House Garage driveway. Gauge Reads 70% Full
- ◆ Pool –Pool System and Electric pool heater, Bluetooth App
- ◆ New-Age 40-inch Barbecue Built-in Kitchen 2026 with Drawer Refrigerator, Sink
- ◆ Interior Kitchen Drawers Galore, oversized Island 2022 Appliances Double Dishwasher 2022, Refrigerator 2022, Electric Range 2026,
- ◆ Kitchen Bar Extension 2025 with 2 Undercounter Beverage Cooler and Wine Cooler

- ◆ Laundry Double Washer, Double Dryer
- ◆ Impact windows and doors, except for Master French Door (Emergency)
- ◆ Starlink Wi-fi and Mesh by Office Closet
- ◆ Ring Security Camera

GUEST HOME

- ◆ 2 Bedroom and 1 Bathroom
- ◆ Upgraded Kitchen 2024
- ◆ 1052 Sq Ft
- ◆ 4 Car Garage/Workshop 27x32x10 with 2x 16-x8 garage doors, 860+/- sqft
- ◆ T-Mobile WiFi kitchen
- ◆ Small LP Gas Cooktop

Lake Ridge Community

HOA Fee & Frequency: \$500 per year. No known assessments for community