



ECO LUXURY HOME FOR SALE

BELLA
HOMES



2 NW 17TH ST DELRAY BEACH, FL 33444

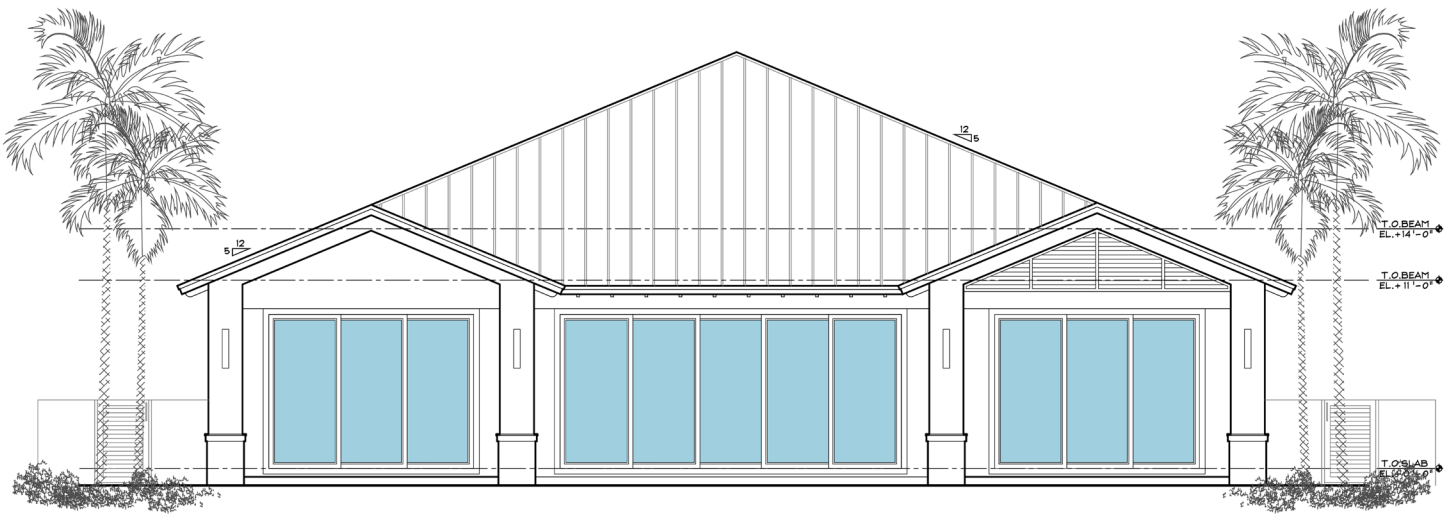


BELLA

HOMES

2 NW 17TH ST,
DELRAY, FL 33444

CALL FOR PRICING: 561-510-6000



ABOUT THE PROPERTY

A gorgeous Nantucket Modern home coming soon to The Vineyard Delray, built by Bella Homes! The wood finishes bring the flavor of New England to Delray Beach, with 9ft glass sliding doors that offer complete indoor-outdoor living. 2 NW 17th St provides peaceful seclusion with a the latest smart home technology and security features for a lifestyle of comfort and convenience. The Designer Chef's kitchen boasts custom cabinetry, Jennaire appliances, and exquisite quartz counters. Outside, you'll discover a resort-style pool and full-size summer kitchen with Coyote appliances, perfect for South Florida's beautiful, sunny climate!

AREA

3,785 Sq Ft (Living)
5,180 Sq Ft (Gross)

BED/BATH

4 Bedrooms
4 Full + 1 Half Bathroom



GET IN TOUCH

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2001 W. Cypress Creek Road, Ste 102B
Fort Lauderdale, FL 33309

901 George Bush Blvd.
Delray Beach, FL 33483

FEATURES: 2 NW 17TH ST DELRAY BEACH, FL 33444

FEATURE OVERVIEW:

4 Bedrooms
4 Full Bathrooms / 1 Half Bath
House +/-3,785 SF FT Under AC
House +/-5,180 SF FT Total
1-Story home
Custom Chicago brick or Concrete Paver Driveway
Designer Chef's Kitchen Custom Cabinetry
Resort Style Pool with Sun Shelf and Spa
11' Ceilings in Main Areas and Bedrooms
Impact PGT Windows and Custom CGI Front Door
9' Sliders complete open indoor outdoor Living
3 Car Garage doors 11'6" Ceiling Height

KITCHEN & APPLIANCES:

Custom Cabinetry per Designer Specs
Shaker Design with Soft Hinges
Kitchen Quartz Countertops with Bar Top
Jennaire Appliances Package
48" Jennaire Chef's Gas Cook Top Range
Custom Panel Refrigerator / Freezer with Dark Gray Interior
Jennaire Dishwasher
Uline Beverage Cooler Summer Kitchen
Full Size Laundry Room with Washer & Dryer
Summer Kitchen with Coyote Appliance Package

HOME FEATURES:

Control 4 Smart Home
Centralized Lighting Controls in Main Areas
Control 4 Personalized Keypads
Control 4 Panel and Home Automation Controller
Araknis Networks by Snap AV 16 Port Switch
Control 4 Video Door Station
Speaker Wiring Throughout with (4) Origin Speakers
Sonos 125 Watts AMP

CAT 6 / RJ45 Wiring Throughout with Q Flush
Pre-wired Wireless Access Point Throughout (WAP)
Security System Camera Wiring Throughout with (1) Luma Av Camera
Honeywell Vista Control Unit
Shade Wiring Throughout
Garage Door Openers (WIFI)

ENERGY EFFICIENT HOME:

Recessed Lighting Package
R 20 Open Cell Icynene Roof and Floor System
R4.1 Foil Exterior Block Walls
16 Seer Highly Efficient Carrier Systems
Generac Generator Ready with Transfer switches
Natural Gas
Naveen Energy Efficient Gas Hot Water Heaters
PGT White "Low E" Windows and Impact Glass Doors

FINISHES:

Plumbing Fixtures Per Designer Specifications
Frameless Glass Shower Enclosures
Porcelain Wood Tile 12 x 54 Flooring per Designer Specifications
Porcelain Tile / Specialty Tile & Mosaic Bathroom Floors / Showers per Designer Specifications
Closet Shelving Allowance
Contemporary Trim Throughout
8'-1 $\frac{3}{4}$ " Solid Core Wood Interior Doors with Emtek Hardware, 8" Designer Baseboard
Upgraded 5/8 Drywall with Level 4 Finish
Custom Exterior Millwork per Desired Specifications



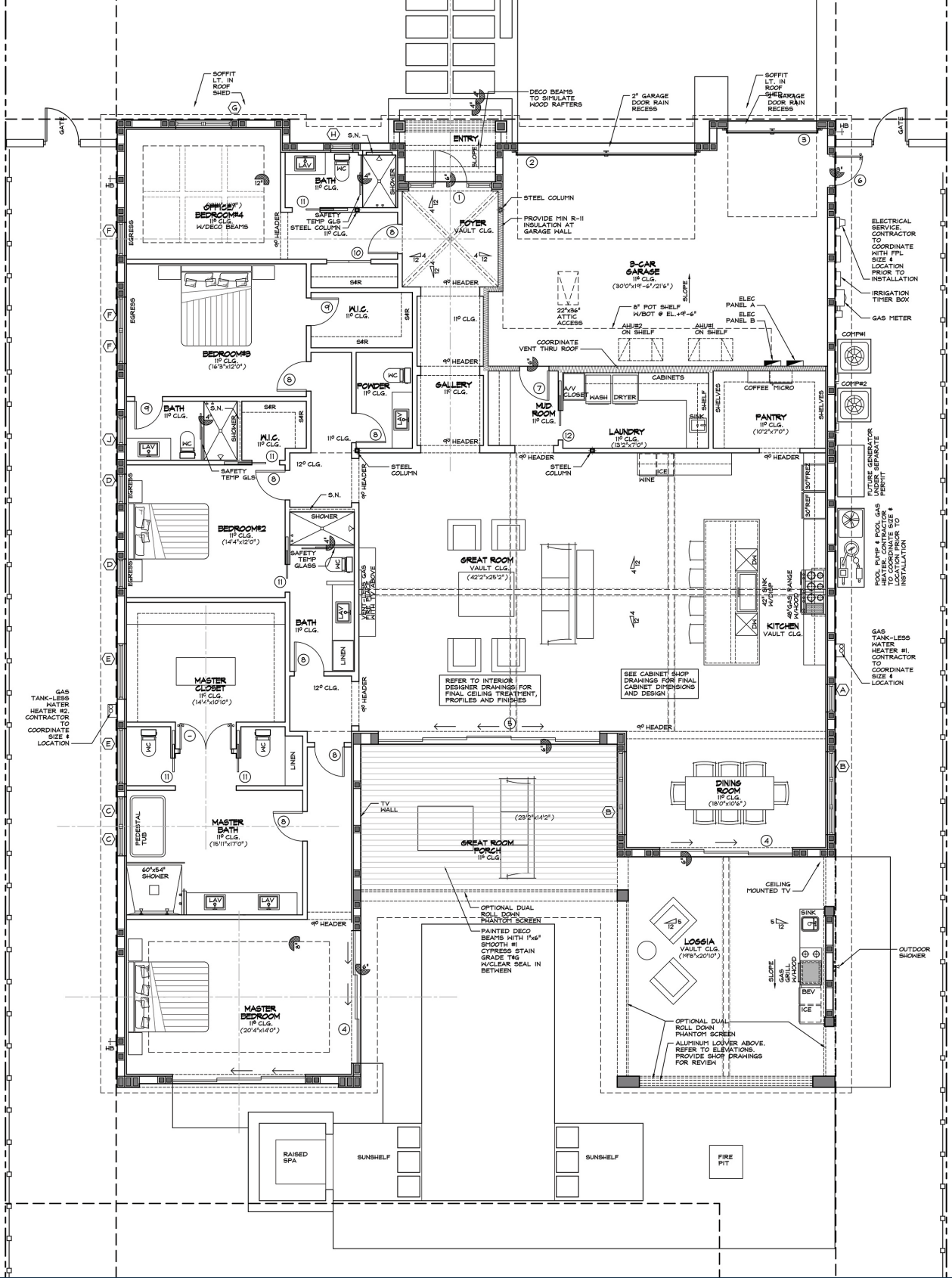
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AREA
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 5,180 Sq Ft (Gross)

BED/BATH
 4 Bedrooms
 4.5 Bathrooms



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MEET THE BUILDER STEVE PETRUCCI

"I'm fortunate to have a lot of years of experience in the real estate industry, starting young right out of college ... understanding clients and what they really want. I took that (experience) into the building part of it, starting off with mid-range homes and then just kicked in up a notch, building custom, high-end homes."

WHAT BELLA HOMEOWNERS SAY

"It's just beautifully done so that as you're going to use the house, it works with you"

- Bella Homeowner



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LIVING IN DELRAY BEACH

A first class resort destination!

DELRAY BEACH'S LIFESTYLE, CULTURE, AND ATMOSPHERE

The City of Delray Beach is rich in history and cultural diversity. Starting out as a small farming village, our town has tremendously grown to a city of nearly 70,000 residents. The charming, vibrant city of dynamic and diverse communities with a bright future proudly celebrates our heritage and provide a welcoming, healthy hometown for residents and visitors.

The lifestyle in Delray is an open-air, resort-like experience in a breathtaking setting surrounded by an abundance of culture and art, fun things to do for every age, eclectic dining, boutique shops and miles of award-winning beaches.

BELLA HOMES RECENTLY SOLD IN DELRAY BEACH



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BEAUTIFUL, FUNCTIONAL DESIGN AND HIGH-END MATERIALS

We understand the impact and role of technology in our daily lives. And we believe in minimizing our impact on Mother Earth. Every home we build is constructed with maximum efficiency in mind—with green features that benefit Mother Nature as well; Like high Seer A/C, spray foam insulation, full LED lighting. Our properties also feature a state-of-the-art air filtration system from Solaris that purifies and cleans the air within your home. The in-duct Solaris Whole House Air Purifier contains the latest UV light technology that kills bacteria, viruses, mold, pollen, and other airborne particles before cycling clean air back into your home. Our interior spaces are purposeful and functional. Materials are top-of-the-line. Build quality is on point. Plus, Hassle-free automation, like the Control4 Smart Home system, allows our offerings to stand out from the crowd, and provides a simple, easy-to-use solution for managing and checking the status of common household tasks like lighting and security.



GREEN IS GOOD



CONTROL EVERYTHING



PREMIUM QUALITY



CUSTOM BUILDS



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