

169 NORTH FERRY ROAD, SHELTER ISLAND

4 BEDROOMS | 4 FULL & 2 HALF BATHS | 3,500 SQ FT | 1.36 ACRES

PROPERTY OVERVIEW

- Designed and built by Bartilucci Construction
- Styled by Heiberg Cummings

INTERIOR FEATURES

Kitchen

- Custom white oak kitchen
- Taj Mahal countertops and backsplash
- ZLINE appliances, including:
 - Stove
 - Refrigerator
 - Dishwasher
 - Beverage refrigerator
- Custom-built pantry with:
 - Microwave
 - Ice maker
 - Additional refrigerator

Primary Suite & Bathrooms

- Custom primary bathroom
- White oak cabinetry
- White Carrara marble
- Custom Carrara marble vessel sink
- Custom Grey onyx vessel sink
- Custom Travertine vessel sink

Additional Interior Features

- Bonus room / office
- Propane/wood combination insert
- 2,877 sq. ft. basement with 10' ceilings

EXTERIOR FEATURES

Pool & Outdoor Living

- 20' x 40' heated gunite pool
- Bluestone coping and patio
- Custom color-changing pool lighting system
- Custom retaining rock wall

Exterior Finishes

- Red cedar siding with an estimated 30–50 year life
- Special-order Camelot GAF decorative asphalt roof shingles with an estimated 35–40 year life

MECHANICAL

- Trane heating and cooling system
- 2 propane furnaces
- 2 air condensers
- 4 heating/cooling zones
- 80-gallon hot water heater
- 500-gallon underground propane tank
- New I/A septic system with 6-bedroom capacity