



1511 STOCKTON ST., ST. HELENA

Overview

- + Main Home originally built in 1940
- + 0.1467± acres
- + 3 Bedrooms
- + 2 Bathrooms
- + Roof: composition shingle completed 2013
- + Exterior: Shiplap siding
- + Total Living Space: 1,362± sq. ft.
- + Bonus/Multipurpose Space approx. ~10'x7'
- + Extensive perineal English style gardens designed by Jennifer Chandler
- + Inground Pool with integrated spa with electric cover and pool sweep
- + Wide plank oak floors throughout
- + Double-paned windows throughout
- + Lutron lighting throughout
- + Bose music system throughout indoor and outdoor
- + Custom pergola carport

Main House

- + Entry Hall
 - o Black slate tile
- + Open floor plan Living-Dining-Kitchen areas
 - o Two-story cathedral ceilings in Living-Dining area with 4 skylights
 - o Custom beadboard ceiling
 - o Fireplace with gas-starter and Nero Marquina Spanish marble surround and hearth, and two polished brass sconces
 - o Modern iron candelabra chandelier over dining area
 - o French doors open to back yard entertaining from dining area
 - o Plantation shutters
 - o Recessed lighting

ERIN LAIL

- + Kitchen
 - Custom solid wood cabinets with soft-closure drawers
 - Granite counters
 - Wolf gas oven with 4-burner range
 - Vent-a-Hood stainless hood over range, with lighting
 - Bosch Dishwasher
 - Shaws Classic handcrafter ceramic undermount sink with disposal
 - Wolf built-in, undercounter microwave
 - Peninsula with seating
 - Sub-Zero Refrigerator and Freezer
 - Built-in 36 bottle Sub-Zero wine fridge
 - Pantry with pull-out shelving
- + Bedroom 1
 - Located next to dining area
 - Beautiful natural light
 - Recessed lighting
 - Wall-to wall closets
 - Stacking Washer/Dryer located in one closet
 - Ensuite Bathroom
 - Custom vanity with Carrara marble counters and Kohler sink
 - Mirror with two sconces
 - Glass closure walk-in closet with subway tile
 - Vintage inspired hexagon mosaic tile floors
 - Beadboard wainscotting
- + Bedroom 2
 - Spacious room with hardwood floors
 - Windows with plantation shutters
 - Vintage inspired polished brass light
 - Cedar closet
- + Primary Bedroom
 - Double Glass doors to garden
 - Vaulted ceilings with custom beadboard
 - Cedar closet
 - Spacious room with hardwood floors
- + Full Bathroom (Between bedroom 2 & 3)
 - Oversized single vanity with Kohler sink and ample storage
 - Walk-in shower stall with rainfall shower head, standard showerhead, and handheld showerhead
 - Shower seating and inset shelving



ERIN LAIL

FLEX SPACE (CURRENTLY AN OFFICE)

- Approximately ~10'x7'
- Skylights
- Window
- Concrete floors
- Located behind outdoor dining area

OUTDOOR ENTERTAINING

- + 32'x10' heated pool with electric pool cover and pool sweep
 - Built-in spa
 - Custom wood poolside sitting
- + Privacy fencing
- + Flagstone patio
- + Two Pergola Lounging and Dining Areas
 - Dining area includes custom lighting and fan
 - Lounge includes custom lighting, overhead heaters, and a custom stone fireplace
- + English style perineal garden with Japanese Maples, Oaks, Roses, and Hydrangeas
- + 3 Raised vegetable garden beds

INFRASTRUCTURE

- + Water: Public
- + Natural Gas connected
- + Internet: Xfinity
- + Foundation:
- + Water: Public
- + Sewers: Public
- + Water Heaters: Standard
- + HVAC: Central Air/Heat
- + ADT Security System

