

**KINGS POINT**  
AN ACTIVE ADULT COMMUNITY

# SENSATIONAL PENTHOUSE HOME FOR SALE

## Offered at \$447,691

### Introducing the Beautiful 7691 Penthouse

This stunning 4th floor Granville Kings Point Penthouse sought-after location has been completely remodeled to elegant perfection by one of South Florida's leading new home designers. Tall 10 ceilings and no neighbors living above allow for a luxurious lifestyle where no detail is overlooked, nor expense spared in creating a home that captures life's finest for everyday living and entertaining.

The incredible open floor plan blends modern luxury, design elegance and state-of-the-art details. The neutral palette, inviting floors and quartz counter tops are complete w/hi-hats throughout and are features that make this home truly exquisite. The Custom gourmet Kitchen comes complete with brand-new, high-end appliances, custom crafted cabinetry and an island you can land a plane on!

The huge Island offers seating for an alternate casual seating. A true Chefs dream!

The spacious oversized bedrooms and beautifully appointed bathrooms offer a peaceful retreat. Great room, dining room, and primary bedroom all have fabulous Lake views. Brand new, front load washer and dryer are easily accessible in the centrally located laundry room. The Guest Bedroom has custom built-ins so it can double for home office use.

The beautiful fully screened outdoor patio living area is perfect for relaxing or entertaining while enjoying the spectacular water views with unbelievable sunsets, chirping birds and relaxing lake fountains.

Kings Point and Granville amenities include 24 hr. manned entrance gate, outdoor heated pools, clubhouse, BBQ picnic area, handball court and shuffleboard. Courtesy Shuttle bus makes getting around EZ. Kings Point offers a clubhouse with over 200 clubs, 1000 seat theater, indoor/outdoor pools, tennis & pickleball courts and more!

Contact your Agent for  
more Information



Home Location  
7691 Granville Drive  
Tamarac, FL



7691granvillepenthousecondoagent.com

## Interior

**Foyer/Sunroom** - You will be met by a stunning combination of subtle colors and light that will make you feel like you have just entered a modern home ready for your furniture and family • The modern open foyer adjoining the bright Sunroom sets the tone for this home's grandeur and sophistication, welcoming you with its light and open feel.

**Living Room** - The living room is seamlessly integrated into the floor plan and is not only visually stunning with its clean lines but also perfectly functional for today's family with space for ample seating, integrated technology, and a view of the water and welcoming landscaping. It is perfect space for today's family to relax, entertain and enjoy quality time together in a stylish, comfortable setting.

**Kitchen** - The magnificent brand new eat-in kitchen is the epitome of style and functionality, featuring upscale stainless steel appliances, Quartz countertops, custom cabinetry, with under cabinet lighting and lighted glass top cabinets that utilize the entire 10' soiling ceilings. Plenty of pantry space, garbage pail, spice draws and an island that combines the finest of style and function. All of this is adjacent to the spacious dining area that's perfect to gather and enjoy meals together.

**Bedroom 2** - This room has custom built-ins for home office use, a mirrored closet, and plenty of space for a bed if desired.

**Bath 2** - The beautiful all new secondary bathroom is complete a Quartz countertop, large drawers for storage, and a shower/bath combo, with rain shower head and hand-held on an adjustable arm creates a calming oasis where one can get ready in the morning or wind down at night in comfort and style. The Kohler toilet and round sink combined with the beautiful LED lighted mirror and large medicine cabinet create the perfect set of form, function and style.

**Primary Bedroom and Closet** - The luxurious private primary bedroom boasts breathtaking penthouse views of the beautiful water just outside its window and sliding glass doors, creating a serene and tranquil retreat where you can unwind and enjoy the ultimate in relaxation. The space also features a large walk-in closet with custom built-ins that provides ample storage while enhancing the room's overall design and functionality.

**Primary Bath** - The luxurious primary bathroom is complete with all new custom his and her separate sinks, undermounted to a beautiful understated Quartz top that rests over a floating custom vanity with plenty of draws and undercabinet lighting. The relaxing walk-in shower with rain head and hand-held that creates a spa-like experience and can melt away the stresses of the day, providing the ultimate in comfort and luxury. The resort-like bath features Hi-hats, a huge LED mirror, 2 oversized medicine cabinets and a separate storage closet.

## Exterior

Never want to leave your home with its' beautiful large screened-in area. This is the perfect place to entertain and relax, featuring and hassle-free leisure time. lush and inviting outdoor space. making this visually stunning outside area the perfect place for everyone to enjoy.

**Security** - The home is equipped with the latest security and functional features, including a Ring doorbell and 2 cameras that allow for remote phone viewing and 24/7 monitoring through a convenient app, giving homeowners peace of mind.



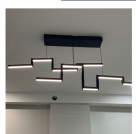
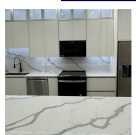
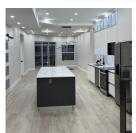
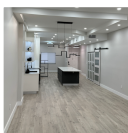


**MISCELLANEOUS** - Designer Pergo waterproof vinyl flooring that is scratch and stain resistant tile throughout  
Quartz Designer countertops and backsplash  
LED hi-hats everywhere!  
Designer Light and above and undercabinet lighting  
Brand new never used, fully warranted appliances  
A/C Unit and ducts and Dryer Vent, cleaned and sanitized  
Custom Kitchen & bath cabinets with sought after upgrades: soft close, pull outs, trash rollouts, spice pullouts  
Primary Bedroom Large walk-in closet features built-ins  
Upgraded bathroom fans are virtually silent  
Custom base molding and door casing that is vacuum dent resistant, super smooth, maintenance free!  
Sherwin Williams Paint throughout!  
New outside entryway keyless keypad  
10 year, NO - battery - Change smoke detectors throughout  
LED / No fog, Super Bright Lighted mirrors over all Bath Vanities  
Each Bath is equipped with luxurious rain head, hand held on slide bars and waterfall spouts and faucets and have custom soft close shower doors.

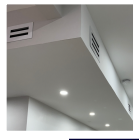
**Kings Point** - Kings Point enclave of Granville is the most desirable location in the area. This condo is situated on the Penthouse floor with amenities that make Granville living truly life changing, exciting, enjoyable and complete. Including 24 hr. manned entrance gate, huge outdoor heated pools, five star spectacular clubhouse featuring over 200 clubs, 1000 seat theater, indoor/outdoor pools, tennis, pickleball courts and more!

**Also, a BBQ picnic area, handball court and shuffleboard. There is a Courtesy Shuttle bus that makes getting around EZ to enjoy it all!**

### Some of the Many 7691 Included Upgrades:



- Designer Pergo luxury Vinyl Tile Flooring that is waterproof and Scratch Resistant and easy on your joints!
- Quartz Designer countertops and backsplash
- Designer Light Fixtures
- Brand new never used, fully warranted appliances



- A/C Unit and ducts and Dryer Vent, cleaned and sanitized



- Custom Kitchen & bath cabinets with sought after upgrades: soft close, pull outs, double trash rollout, spice pullout. Pantry and oversized cabinets provide ample space for everything. PLUS Showcase lighted glass cabinets soaring to the 10' ceiling to display your favorite treasures



- Primary Bedroom Closet features built-ins



- Under cabinet LED Lighting in kitchen and baths



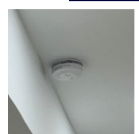
- Upgraded bathroom fans are virtually silent



- Custom base molding and door casing that is vacuum dent resistant, super smooth, maintenance free!



- Sherwin Williams paint throughout



- 10 year, NO - battery - Change smoke detectors throughout



- LED / No fog, Super Bright Lighted mirrors over all Bath Vanities



- Each Bath is equipped with luxurious rain head, handheld on slide bars and waterfall spouts and faucets