

# 2127 BEACH VILLAGE CT.

## CHESAPEAKE HARBOR

### FEATURES/FURNITURE

Includes an eclectic assortment of high-quality contemporary, and beachy casual furniture.

<p><b>*SMART CONTROLLED LIGHTING THROUGHOUT CONDO.* BUILT IN SPEAKERS, ALEXA CONTROLLED. ELECTRIC BLINDS, WATER SIDE. SMART APPLIANCES. LIVING ROOM</b></p>	<p><b>KITCHEN</b></p>
<ul style="list-style-type: none"> <li>• Electric blinds</li> <li>• Smart speakers, between LR &amp; DR</li> <li>• Wood burning fireplace</li> <li>• Quadruple, full width, sliding patio doors to deck and water view</li> <li>• Double skylight</li> <li>• Open loft above</li> <li>• Sunrise view, Cheapeake Bay to Eastern Shore, Bay Bridge, Severn River</li> </ul>	<ul style="list-style-type: none"> <li>• New 2024 GE Café appliances: ( smart, induction programable range, oversize double door refrigerator with filtered water/ice=maker, built in (24”) dishwasher )</li> <li>• Décor convection microwave</li> <li>• Double sink w/garbage disposer</li> <li>• Granite counters and pass through</li> <li>• Room for large table doubling as staging counter, and adjacent pantry</li> <li>• Sliding door to deck</li> </ul>
<p><b>DECK</b></p>	<p><b>DINING ROOM</b></p>
<ul style="list-style-type: none"> <li>• East facing (Sunrise, shaded evening)</li> <li>• Recessed for privacy</li> <li>• Accommodates High Top for 4 dining set, plus 2 lounge chairs</li> <li>• Overlooks: Chesapeake Bay, Severn River, Chesapeake Bay bridge, Eastern shore. large commercial ship anchorage &amp; home to sailboat races and recreational boating.</li> <li>• Easy 25 min Kayak trip to Annapolis or Yacht clubs. 10 Min. drive.</li> <li>• Large recreation closet &amp; or fire-wood storage</li> </ul>	<ul style="list-style-type: none"> <li>• Large table for 4-6 Contemporary light fixture over</li> <li>• Reflective glass panel on wall (Reflects Bay view)</li> <li>• View directly out to bay across open Living room</li> </ul>

<b>MAIN HALLWAY TO BED/BATH ROOMS</b>	<b>LOFT</b>
<ul style="list-style-type: none"> <li>• Double coat closet, shelved includes smart home equipment</li> <li>• Separate utility closet—Water heater, cleaning supplies</li> <li>• Full size stacked washer/dryer</li> </ul>	<ul style="list-style-type: none"> <li>• Large space including bathroom w/ shower</li> <li>• Opening windows</li> <li>• 8’ seasonal clothes storage hanging closet</li> <li>• Custom large under eaves, walk in storage room w/floor and light approximate 10X15’ (Christmas goods, spare everything, suitcases, misc.)</li> <li>• Book shelf w/ Wine rack for approximately 70 wine bottles.</li> <li>• Double fans w/remote control</li> </ul>
<b>MASTER BEDROOM</b>	<p>FOR THIS SPACE: CHOICE TO SET UP AS:  * OFFICE OR DOUBLE OFFICE  *OR THIRD BEDROOM—WITH OFFICE/LOUNGE  INCLUDES FULL BATH</p>
<ul style="list-style-type: none"> <li>• Electric blinds</li> <li>• Fan w/ remote</li> <li>• Pocket door lg 8’ ,double walk-in closet with ample hanging and drawer space</li> <li>• Bed next to windows. Like on a ship, direct view out to the water and sunrises.</li> <li>• Private glass door to main deck</li> <li>• Ensuite full bathroom</li> </ul>	<ul style="list-style-type: none"> <li>• Wired and wireless internet with remote wireless repeater (Equipment, Negotiable inclusion)</li> <li>• Ample plugs, including floor plugs</li> </ul>
<b>MASTER BATH</b>	<b>GUEST BEDROOM</b>
<ul style="list-style-type: none"> <li>• Double sinks and medicine cabinets, ample storage</li> <li>• Bathroom w/ Toto Bidet toilet, heated seat,</li> <li>• Window in tub/shower with view to the bay.</li> </ul>	<ul style="list-style-type: none"> <li>• Double closet</li> <li>• Fan w/remote</li> <li>• Sliding door w/ Direct entry to front deck with view of Chase pond and sunsets.</li> </ul>

# LIST OF INCLUDED FURNITURE:

(If not on this list, not included)

## LIVING ROOM

1. 1-Sofa/ 1- sofa-w/arms (“DWR, Case“Kelston” ) w/ ratcheted head rests/, original (collectors edition)
2. 1-Matching Double seat, armless sofa, w/ratcheted headrests (DWR, Case Lelston)
3. Original Liberty ship hatch board coffee table, (Not replica) custom powder coated legs
4. Acrylic chair/table—Uncle Jim-- ( Kartell acrylic side table)

## MAIN DECK

1. 4 bar chairs,( Knoll)
2. High top table (Dot)
3. 2 lounge chairs (Knoll)
4. Side table (Crate & Barrel)

## DINING ROOM

1. Original Liberty ship hatch board Dining table (Not replica), custom powder coated, long legs
2. 6 upholstered hardwood captains chairs (Salvaged from Chart House flood.

## KITCHEN

1. Original hatch board dining table (Not replica), Chrome legs with wheels
2. Two Acrylic chairs (Kartell)
3. Full set of Mikasa (Bamboo Reed) stoneware, 10. (Microwave and dishwasher safe)
4. Misc bowls, and other dinnerware

## MASTER BEDROOM

1. TV table
2. Ottoman seat
3. Two Ikea cabinets with drawers
4. Outside hall, leaning mirror with shelf

## GUEST ROOM

1. Lift bed, black trim (Not white shown)
2. Two side tables with lamps
3. TV table with leather, ottoman/storage seat

#### FRONT DECK

3 large, metal planters; 2 small planters—used for herbs or marsh grasses

#### UPSTAIRS AREA

1. Fixed desk with chair
2. Electric hi/low desk
3. Two wood file cabinets with drawers
4. Wine bottle racks-50 bottle storage
5. High Ikea chest of drawers (w/incorporated large file cabinet)
6. Double sofa seat (“DWR, Case “Kelston” )
7. Ship kite, mobile

#### NOT INCLUDED

1. LR Entertainment center Louvered cabinet. TV credenza . Credenza / DWR “Line”
2. LR Front acrylic reception table.
3. LR entry, clock
4. MBR White lift bed
5. MBR 2-Knoll side tables
6. GBR Substitute Black trim, lift bed for white version shown.
7. All TV’s and related equipment
8. Art
9. 1 Kartel chair

#### NOTES

- Hatch board tables are original salvaged refurbished Liberty Ship hatch board covers from Sub-Sea artifacts.
- Dining chairs, original Chart House hardwood dining chairs, salvaged from the flood of 2003
- Textilene blinds on all windows. Water facing blinds, electric



FURNITURE AVAILABLE (SEE SPECIFIC LIST, ABOVE-3-4)

Can be purchased complete with unit for a turn-key situation, move in, or rental ready.

LIVING ROOM



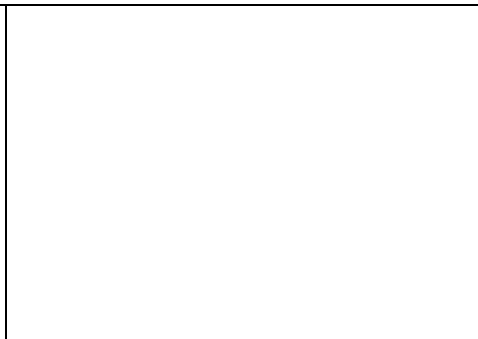
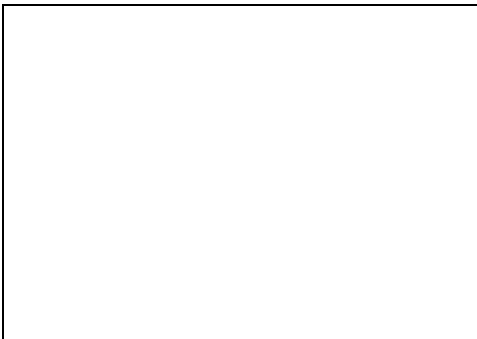
Sofa/Love Seat-(“DWR, Case “Kelston” ) w/ ratcheted head rests/, original (collectors edition), hatch board coffee Table.



Acrylic chair/table— ( Kartell ) hard to photograph—chosen because see through feature does not obstruct water view. Surprisingly comfortable and movable for cocktail conversations. Uncle Jim Arm Chair” “Kartell” (LR & MB)



TV credenza . Credenza / DWR “Line”








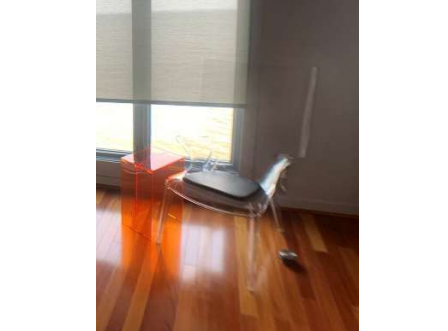
		Kitchen table/staging area. Genuine hatch board with rolling base
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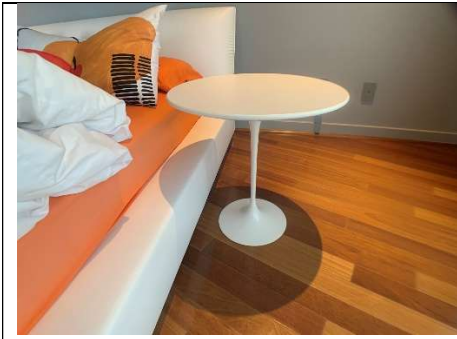
DINING ROOM

		
Dining table Powder-coated bronze base.	6 hardwood captain chairs	Custom clock and entry table

MASTER BEDROOM

		
King size lift storage bed- "Flou" Shown, not incl.	Bed lifts for storage	Dressing/TV table

		
Closet storage rack w/chest	Bedroom storage chest	Clear acrylic chair/table "Kartell"



- ( Master )**
- . King Bed / “Flou”
  - Sail-Storage
  - . Side Tables / “Knoll”
  - Saarinen
  - . Desk / IKEA
  - . Stool / Blu Dot
  - . Chests / IKEA



2 side tables

**GUEST BEDROOM**



Queen size lift bed. White trim shown, black trim incl.



Bed lifted for storage under



Make up/TV table w-storage ottoman



- ( Guest Bedroom )**
- . Queen Bed / Flou
  - Nathalie-Storage
  - . Side Tables / Kartell
  - Mobil
  - Table lamps / Luceplan
  - Constanza
  - . Desk Table / IKEA
  - . Stool w/ Storage / Crate & Barrel.
  - . Side Table / Kartell
  - Max-Beam



2 side lights/tables



Hi top table 4 chairs

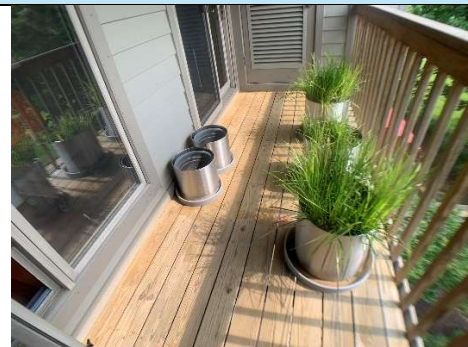


2 lounge chairs & End table



Breakfast coffee, or evening cocktails

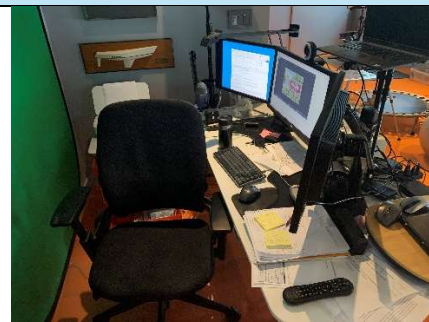
CHASE POND, FRONT DECK



5 SS planters=Herb garden-

- ( Deck )
- . Chairs / Knoll 1966 series
  - . Bar Table Blu Dot
  - . Side Tables / Crate & Barrel
  - 3 large SS planters
  - 2 small SS planters

LOFT



Hi lo electric desk



Fixed desk—file cab under.



Roller Wood File cabinet



Side roller printer table w/drawers



Love seat w/hi/low backrest



Chest storage
