

## General

- Celebrity designer, Ann Lowengart; [she calls the house "Squeeze of Lime"](#)
- Publications:
  - [Marin Magazine](#) - A Bay Area First-Time Buyer Finds a Home in Marin
  - [Houzz project - "Squeeze of Lime"](#) - gives nice descriptions of each room plus decor details
  - [Elle Decor - "YOU'VE "SMARTIFIED" YOUR HOME, BUT ARE YOU SACRIFICING STYLE?"](#)
  - [Decorist - "10 Rooms with Wallpaper Wow"](#)
  - [HGTV - "Savor Shades of Orange and Lime in this California Home"](#)
  - [Houzz Tour - "Houzz Tour: Lime Green and Patterns Punch Up Neutral Decor"](#)
  - [Brightech - "Top 50 Interior Designers In California"](#)
- Custom shades throughout the house. Blackout shades in all bedrooms and guest room/media room.
- Hardwood Brazilian teak floors
- AC on main and lower level. Can be installed on upper level. Separate unit in the attic. Contact: [Doug Hulbert](#)
- Fire sprinkler and alarm system
- Gas fireplace
- Tankless water heater
- Roof installed in 2009
- Contractor: Martin Arrington Construction

## Kitchen

- Viking range 36" (gas stove and oven)
- Carrara marble countertops
- Shaws Farmhouse sink
- Under cabinet wine fridge
- Custom cabinetry and soft-close drawers
- [Loewen Bifold doors](#) added in 2015 - "Loewen is the leading manufacturer of premium windows and doors for the luxury architectural market in North America and abroad" with integrated screens (additional \$4K)
- Urban Electric dining room pendant - may take with us?
- Under cabinet lighting
- New modern Rohl pull-down faucet, water purification system

## Living Room

- [Glant drapes in St. Barts in lime](#)

## Master

- Off the kitchen is a quiet "master suite"
- Bath
  - Updated bath and sink fittings with Kallista - premium brand (\$5K upgrade)

- Carrara marble countertops and flooring
- “Adult height countertops” (this was for Mr. Witte who is 6’ 6”)
- High end Stark Carpets
- Additional recessed lighting installed in master closet in 2015
- Walk-in closet
- Ceiling fan installed in 2015
- Some people may worry about being far from kids (and I did too initially) - we just sleep with our baby monitor on and it works out just fine

### **Upstairs**

- Big Ass Fans installed in 2018 - wirelessly control via app or smart home device
- Lutron Caseta smart lighting - wirelessly control lights via smartphone app or smart home device
  - Additional recessed lights installed in 2018 in both bedrooms
- Nest camera installed in baby room, with USB power installed in closet
- Custom shades and blackout shades
- Custom Matouk shower curtain
- Bath wallpaper - [Thibaut Enchantment collection in green and raspberry](#)

### **Media Room/Guest Room**

- Completely gutted in 2015
- Doubles as fourth bedroom/guest room or media room with full bath
- Bath -
  - Walker Zanger Studio Moderne hexagonal marble floors with space-saving wall-mounted toilet, sink and faucet
  - Wallpaper neutral by Anna French for Thibaut
- Integrated 5.1 speaker system for ultimate viewing experience
- Pull out couch
- Full custom cabinetry installed in 2016
  - Glass paneled display case with under shelf lighting
  - Closet with mirrors, doubling as coat closet or guest closet with mirrors and phone charging stations
- High end Stark Carpets
- Wallpaper - Phillip Jeffries’ Union Square wallpaper in orange on a white manila hemp

### **Laundry**

- Gutted in 2015
- Fully optimized space placing laundry units under the stairs
- Full-custom cabinetry
  - Broom closet with special housing for ironing board and two vacuums
  - Laundry sorting drawer
  - Ample storage space
- Pental Quartz countertops - Super White Pental Quartz in honed finish

- Lighting - [Chapman and Meyers - Cornice hexagonal flush-mount light fixture in polished nickel](#)
- Under cabinet lighting
- Kenmore Elite - mega capacity (5.2 cu ft), front-loading washer dryer with steam, new in 2015
- Walker Zanger penny round tiles with non-slip finish for stairs
- Vigo stainless steel sink
- Extra long hanging rod with subway tile backsplash
- Side-by-side identical under cabinet, built-in 52-bottle wine fridges (NewAir)
- Wallpaper - [Lotus wallpaper in cobalt from Galbraith & Paul](#)

## Landscape

- Extensive landscaping and integrated edible landscape
  - Trees: lemon, lime, avocado, persimmon, pomegranate, blueberry bushes
- Most recent project completed in summer of 2020, fencing in "side yard". We removed several trees, built a long dry stack wall to allow for optimal drainage from road/hill,
  - Artificial turf
  - Raised stone planting bed in the sunniest spot on the lot for tomatoes
  - Bluestone stepping stones
- Rachio smart sprinkler controller - wifi and cloud integrated, 16 zone controller
- New back fence installed in March 2016 with
- Full landscape update in 2015
  - Added bluestone steps upon entry
  - Raised stone planting beds directly
  - Planting throughout - bed of lavender, fruit trees, hedging for screening
- Ipe wraparound deck installed in 2016. Re-stained in summer of 2020. It's a gem and is a true extension of our kitchen, dining room -- even the hardwood floors color and direction run together.
  - Curvature of the deck lining the stone wall required intricate selection and placement of perfectly curved pieces of Ipe.
  - Ipe is hard as nails and will never need to be replaced.
- Garden is cared for by [Backyard Farm Company](#) - they buy the plants, maintain the soil, create harvest basket and will mentor if you'd like; if someone is overwhelmed by maintaining a garden, this is 100% turnkey. You can do nothing if you'd like and a harvest basket will show up your door as frequently as you'd like. They also care for Chef Tyler Florence's garden in Corte Madera as well. Amazing people and experts at what they do.

## Office

- Custom built office plenty of space for two
  - Integrated stand-up "Uplift Desk" in custom cabinetry
  - Hidden printer drawer
  - Fully custom cabinet layout
  - Walnut countertops

- Ample electrical outlets for charging
- Additional office with built in cabinetry on the top floor
- [Paisley wallpaper by Katie Ridder "Leaf"](#)
- "Custom-designed cabinetry features plenty of storage space, but still feels light and approachable. The office features two desks. With the push of a button, one of the desks converts to a standing desk." - Houzz

## History

- House is one of the original homes in Chapman park. Originally built in 1907.
- From 2014 Zillow listing: "Home entirely remodeled in 2009: New foundation, new plumbing, new electrical and electrical service, new windows throughout entire house, fire sprinkler system, alarm, all new baths (Master bath with Carrara marble throughout), new kitchen with Carrara marble and all new appliances, new Brazilian teak hardwood floors, new carpet, new gas fireplace, new furnace, tankless water heater, large front deck, new landscaping and sprinkler system, new grey shingling on exterior of home and new shingle roof. "
- Additional remodel in 2015-2016

## Insurance

- All gates and fencing sections near house have fireproof sealant
- All vegetation has been cut back to insurance code
- Extensive tree trimming and removal in front and back yards in 2019

## What we love about the house

- House is completely dialed to ease of use, hidden technology for "zen clean" yet beautiful inside and out. When coming home from a trip we always celebrate just how beautiful our home is. It's hard to stay in any hotel or resort that has nicer appointments than our own home.
- Although on a corner, we have integrated fencing and hedging to make it incredibly private. While the side yard fence has to be see-through for cars to safely make it around the corner, it has been a wonderful way to socialize and get to know the neighbors even better. Almost everyone stops to comment how beautiful the landscaping and stone wall turned out. They can't believe that the artificial turf is not real grass.
- We can make a full meal from our garden. The garden is Susie's happy place which creates a quiet respite from busy tech life. I often just walk through it while taking phone calls. May adores the garden too. She picks strawberries, blueberries and cherry tomatoes right off the vine and pops them into her mouth.

- Kitchen island is the center for all activity. Everyone gravitates towards it - from kitchen prep, feeding May, to late night wine discussions -- almost all big decisions are made here!
- Blackout curtains - we're serious about good sleep! Every bedroom, including the media/guest room, has blackout curtains. Our guests always comment what great sleep they get here.
- While it may seem like a strange place for the master bedroom suite, we loved having our bedroom here - the bedroom itself is small but a sanctuary dedicated to sleep in a quiet offshoot of the house with porch and views of the side yard. Having "your" bathroom right off the kitchen is ultra convenient as well. Nice to have your bedroom just steps away from the main area, so you don't miss out on any of the action.
- Laundry room - we may never find another laundry room to beat it! It speaks for itself, and laundry never feels like a chore in such a beautiful, thoughtful, organized space.
- The house is built on bedrock. The neighbors always tell us, if we ever have an earthquake, our house will be the last one standing. This is also backed up by research we did on the seismic zones. The Wittes did extensive work on the foundation in the 2009 renovation.
- House is wired for both Comcast internet/TV and ATT 1G fiber. We have services both active. The Internet is blazing fast.