

# 30938 Redfield Street

## NOTABLE FEATURES & RECENT IMPROVEMENTS

### Property and Setting

- 11.88 wooded acres
- Edwardsburg Public Schools
- Private gated entry
- Concrete driveway and turnaround
- Concrete drive access to pole barn
- Gravel drive entrance from street
- Mature trees and wooded privacy
- Carved trails throughout the woods
- Landscaped grounds with flowers, gravel accents, and retaining walls

### Exterior and Outdoor Living

- Cedar-sided midcentury modern exterior
- Large rear deck overlooking wooded setting
- Screened porch
- Heated saltwater inground pool
- New pool liner in 2024
- Original Pella casement windows
- Whole-home generator

### Interior Highlights

- Warm midcentury modern character
- Hardwood and ceramic tile flooring
- Rich wood ceilings and exposed beams

- Living room with soaring ceilings
- Stone wood-burning fireplace in living room
- Built-in bookshelves and display shelving
- Large windows with wooded views
- Second sitting area off kitchen with brick fireplace
- Upper-level office/den overlooking living space
- Office/den features fireplace and built-ins
- Multiple fireplaces throughout the home
- Homopoly-sealed garage floor (2025)
- Painted garage interior
- New garage service door (2025)

### Kitchen and Entertaining

- Kitchen opens to sitting area with wooded views
- Walk-in pantry
- Second refrigerator in pantry
- Wet bar with walnut countertops
- Oak cabinetry
- Beverage fridge
- Great layout for entertaining

## Spacious Master Suite

- Upper-level master suite
- Propane fireplace
- His-and-hers closets
- Custom tile walk-in shower
- Slider to private deck
- Wooded view

## Pole Barn

- Large pole barn included
- Concrete floor
- Automatic overhead door
- Loft / mezzanine storage
- Insulated walls
- Tall ceilings
- Ideal for vehicles, equipment, hobbies, workshop, or recreation

## Recent Improvements and Systems

- New roof in 2019
- Skylights replaced in 2019
- Back wood steps replaced in 2020
- New well in 2022
- Cedar siding painted in 2023
- Pool liner replaced in 2024
- Propane furnace
- Liquid propane tank used for heating
- Natural gas connection reportedly available for approximately \$2,000
- Washer and electric dryer included