

A Home Designed to Anticipate Every Need

Thoughtfully crafted with a focus on comfort, accessibility, and elevated everyday living, this residence blends advanced systems with refined finishes. Every space has been carefully considered—from smart home integration to versatile living areas—creating a property that feels both highly functional and effortlessly impressive.

Property Highlights:

- Heated sidewalks for year-round safety and convenience
- Shake shingle roof with heat tape system for snow management
- Tankless water heater for continuous hot water
- Fully integrated smart home features: remote-controlled blinds, lighting, thermostats, locks, garage doors, sprinklers, outdoor security cameras, and water heater
- Fiber and cable internet options for high-speed connectivity
- Dedicated office space

Kitchen & Living:

- Open-concept main level designed for seamless flow
- KitchenAid double wall ovens and gas cooktop
- Quartz countertops and tiled backsplash
- Abundant white cabinetry
- Walk-in pantry plus additional under-island storage
- Spacious island designed for gathering and functionality

Primary Suite & Bathrooms:

- Spa-inspired primary suite with freestanding soaking tub
- ADA-compliant walk-in shower
- Dual vanities with quartz countertops
- Heated towel rack and bidet in primary bath
- Jack-and-Jill bathroom with dual vanities serving secondary bedrooms

Additional Interior Features:

- Bonus room upstairs with full bathroom
- Laundry room with utility sink and half bath, conveniently located off the primary closet
- Spray-foam insulated foundation throughout for reduced heating bills
- Includes refrigerator, washer, dryer, and living room TV

Garage & Exterior:

- Finished three-car garage with heater and epoxy floors
- Large walk-in storage shelf areas in the garage
- Extra-deep bays for workshop or additional storage
- French doors leading from garage to backyard
- ADA-compliant ramp access into the home through the garage
- Wired for whole-house generator and ATS
- Finished Crawl space with access door – a heated storage room with an epoxy finished floor is ideal for extended pantry or bulk storage, with a workbench

Location & Setting:

- Prime, highly desirable location near BYU-Idaho
- Expansive valley setting with surrounding agricultural landscape
- Hilltop view of Farnes Mountain, Red Butte, and the Anthony Sand Dunes from a rare west-facing vantage point