

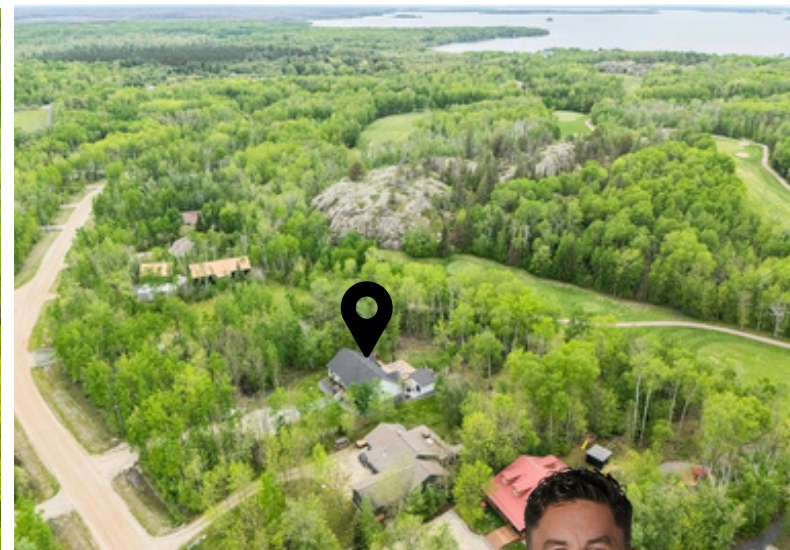


# 25 FRED JESCHKE DRIVE LAC DU BONNET



## - Executive Golf Course Retreat with AirBnB Potential -

Built in 2022 and offered fully furnished, this stunning 1,723 sq. ft. bungalow backs directly onto the award-winning Granite Hills Golf Course. Situated on a private, maturely treed 0.64-acre lot, this 4-bedroom, 2-bathroom home offers the perfect blend of luxury living and turn-key Airbnb potential.



Inside, you'll find beautiful Douglas fir beams throughout, 400-amp service, an upgraded touchscreen alarm system, an 8-channel DVR camera system, and integrated audio with three separate speaker zones. The covered front and rear porches feature built-in speakers, pot lights, and plenty of space to relax or entertain.

The resort-style backyard is designed for enjoyment, featuring an 18' x 7' plunge pool, hot tub, hot/cold outdoor shower, gorgeous stone patio with firepit, covered recreation area, and additional covered sitting space. Golf cart and ATV storage with roll-up doors, decks built on screw piles, and direct golf course access complete this exceptional package.

Whether you're looking for a year-round home, vacation property, or income-generating rental, this fully furnished retreat delivers an incredible lifestyle in the heart of Lac du Bonnet.



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INTRODUCING  
**25 FRED JESCHKE DRIVE**  
**LAC DU BONNET**

\$649,900	2022	1,723 SQFT	4 BEDS	2 BATHS	0.64 ACRES	\$4,406.67
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## HIGHLIGHTS:

- Property Backs onto Award-Winning Granite Hills Golf Course
- Genuine Douglas Fir Beams Throughout
- Vinyl Plank Flooring Throughout
- Kitchen:
  - Custom Kitchen Kraft Cabinets
  - Huge Island
  - Quartz Countertops
  - Soft-Close Drawers
  - Tile Backsplash
- Living Room:
  - Electric Fireplace Feature Wall
  - Entertainment Unit
- Main 5 Piece Bathroom:
  - Glass & Tile Standing Shower
  - Soaker Tub
  - Wall-Mounted Faucets
  - Wall-Mounted Toilets
  - His & Hers Sinks
- Upgraded 8 Channel DVR Camera System and Alarm System w/ Touch Display
- Home has Full 5.1 Surround
- 3 Zones for Speakers; Front Deck, Rear Deck, Pool and Home
- 26' x 7' Covered Front Porch w/ Glass Railing, Pot Lights and Built-in Speakers
- Immense 32' x 28' Rear Deck w/ Moveable Tanning Deck
- Gorgeous Barkman Paver Stone Patio w/ Firepit and 30' x 18' Seating Area that Covers Pool
- Hot Tub Connected to Rear Deck
- 7' x 18' Plunge Pool
- All Equipment Included
- Oversized Heat Pump - Can Be Used for Spa (104 degrees)
- 12' x 26' Covered Rear Porch w/ Built-in Ceiling Speakers, Lighted Ceiling Fan and Included Hanging Sofa
- Decks Are Built On Screw Piles
- Ventilated Component Systems
- Pool House:
  - Concrete Slab
  - Hardie Board Siding
  - 100 Amp Electrical Panel
  - Covered Sitting Area w/ Pot Lights
  - 16' x 3' Storage in Rear for ATV or Golf Cart
  - Roll-up Doors
- Property Comes Fully Furnished for Turn-Key Living or Air BnB Rental Potential!

## INCLUSIONS:

- Refrigerator
- Stove
- Dishwasher
- Built-in Microwave
- Washer
- Dryer
- Window Coverings
- Blinds
- Hanging Sofa (Rear Porch)

## FEATURES:

- Forced Air Electric Furnace
- H.R.V.
- Sump Pump
- 400 Amp Electrical Panel
- Central A/C
- 40 Gallon Electric Hot Water Tank
- Hardie Board Exterior
- Asphalt Shingles
- Aluminum Soffits & Fascia
- R50 Insulation
- PVC Windows
- Crawlspace
- Concrete Foundation
- Community Water - Treated, \$400/year
- Septic Holding Tank (2000 Gal. - \$120/Pumpout)

## ROOM DIMENSIONS:

Main	Eat-in Kitchen	12.25 x 20.83
Main	Living Room	19.00 x 20.83
Main	Bathroom	5 Piece
Main	Primary Bedroom	14.83 x 14.42
Main	Ensuite	3 Piece
Main	Bedroom #2	13.17 x 14.83
Main	Bedroom #3	10.58 x 11.00
Main	Bedroom #4	9.08 x 8.67
Main	Laundry	7.50 x 4.75

