

# running brook hills



3971 NW 101st Drive  
Coral Springs, Florida 33065



[www.3971nw101dr.info](http://www.3971nw101dr.info)

This romantic garden estate home in Coral Springs sits on a beautiful lake-front 1.57 acre lot. Designed around a central atrium, this home brings the outside gardens to the inside. The fabulous waterfront views and multiple gardens are visible from each window! The main house features approximately 6300 a/c ft and the guest house features approximately 940 a/c sq ft. The sunken, light-filled living room boasts marble floors, cathedral ceiling, and private patio garden. Other features are the large kitchen with wood cabinets, granite countertops, new stainless steel appliances, double ovens, induction cooktop, and center island. The master suite includes a pass-thru fireplace, large sitting area, and his/her baths with a jetted tub, double head shower, and large windows overlooking a private meditation garden. The separate guest house offers a private entrance with full bath, custom oak bar, copper fireplace Tivoli and stained glass lighting. To make this paradise, there is an expansive screen patio, heated pool, lake-side gazebo, and tennis court.

SCHOOLS - Country Hills Elementary School - Coral Springs Middle School - Stoneman Douglas High School



(954) 752-1986

[www.DuPreeTeam.com](http://www.DuPreeTeam.com)

**Keyes**  
REAL ESTATE • MORTGAGE • TITLE

Information believed accurate but is not warranted.

# ADDITIONAL PHOTOS



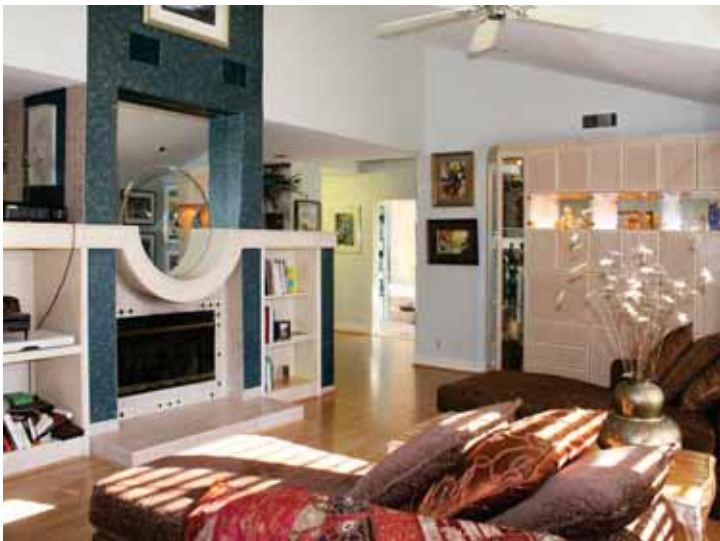
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# ADDITIONAL PHOTOS



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# MLS INFORMATION

**Marta DuPree**

**RE1 - SINGLE FAMILY RESIDENTIAL**

**RAGFL**

**ML:** F1170874 **BC:** KEYE37 / The Keyes Company 7

**AR:** 3625 **SH SALE:** N **REO:** N

**STATUS:** A

**AD:** 3971 NW 101ST DR

**CITY:** CORALSPR **RP:** **LLP:**

**LP:** \$1,000,000

**CT:** BROWARD **F#:** 484116080500

**ZIP:** 33065 **1589** **GEOAR:** NW41

**ZN:** RES

**STYLE:** R33

**#1:** 25

**LG:** RUNNING BROOK HILLS 70-23 B LOT 21 BLK C

**MC:** **TN:** 4841 **SE:** 16 **SD:** 8 **PN:** 0500 **MAP:** **ST:** FL **TYPE:** / SINGLE

**DV:** RUNNING BROOK HILLS **SN:** RUNNING BROOK HILLS

**MN:**

**LA:** 7,199 **TA:** 7,655 **YR:** 1982/RS **CONV:** **BED:** 5 **FBATH:** 4 **HBATH:** 1

**GARAG:** 2/ ATT **CPT:** 0 **WF:** 196

**FACE:** NW **F\$:**

**PARK:** CIRCLDRV

**PARK RESTR:**

**LT:** 1.57 ACRES

**SF/FF:** 68,606

**LOTDS:** 1-2ACRE

**WTRFR:** Y/ LAKE

**VIEW:** LAKE WATER

**WTRAC:** OTHER

**DESGN:** DETACH/ 2STORY

**ES:** CNTYHL

**CONST:** CBS

**ROOF:** S-TILE

**MS:** CORALM

**FLOOR:** MARBLE OTHER

**DINE:** BREAKAR FORMAL SNACKBAR

**HS:** STONNM

**ROOMS:** LOFT UTIL-LAU RECREATN

**POOLS:** Y/ BELOWGRD HEATED POOLBATH

**PL:** 15X32 **SPA:**

**REM:** ROMANTIC, GARDEN 1.57 ACRE ESTATE HOME. DESIGNED AROUND A CENTRAL ATRIUM BRINGING THE OUTSIDE GARDENS INTO THIS HOME. FABULOUS WATERFRONT VIEWS ARE VISIBLE FROM EACH WINDOW! THE MAIN HOME INCLUDES 5 BEDROOMS, EXERCISE RM, ART STUDIO, OFFICE & BALCONY. SEPARATE GUEST HOUSE OFFERS A PRIVATE ENTRANCE WITH FULL BATH, CUSTOM OAK BAR, COPPER FIREPLACE TIVOLI & STAINED GLASS LIGHTING. SUNKEN MARBLE FLOORS IN LIVING RM, CATHEDRAL CEILING & PRIVATE PATIO GARDEN. TENNIS COURT, HEATED POOL & SCREENED GAZEBO!

**DIR:** UNIVERSITY DR NORTH TO WILES ROAD WEST TO CORAL HILLS DRIVE GO SOUTH (LEFT) TO NW 101 DRIVE TURN WEST (RIGHT) TO HOME ON LEFT

**BRK-REM:** SEE ATTACHMENTS FOR SELLERS DISCLOSURE

**LV:** 18X24

**DR:** 19X13

**DA:** 17X14

**KT:** 15X14

**FR:** 21X27

**FL:** 40X20

**PR:**

**MB:** 30X32

**2B:** 10X12

**3B:** 11X13

**4B:** 11X12

**5B:** 12X11

**DN:** 14X10

**PB:** 55X14

**BEDRM:** 1BR+GRND ENTRYLVL MBRGRND MBRSTING

**UR:**

**CF:** 0

**MSBTH:** BIDET DUALSINKS SPTUB&SHW WHRLPLSPA

**PETS:** Y/ 20+

**INTER:** BUILT-INS COOKISLAN CLOS-CAB FIREPLACE PANTRY SPLITBED WALKCLOS

**EQUIP:** AUTOGRDR CENTVAC DISHWASH DISPOSAL DRYER ELECWHTR MICRO OWNBALRM RANGE-E REFRIG SELFCLEAN  
SMOKEDET WALLOVEN WASHER

**RESTR:** LSOX

**HOPA:** N

**EXTER:** SHUTTERS FRUITTREE LIGHTING OPENPORCH OPENBALC PATIO SCRNPORCH

**GUEST:**

**GUEST SQ FT:** 0

**SUBDV:** PAVEDRD

**MAINT:**

**HEAT:** CENTRAL ELEC ZONED

**SPRINK:** AUTO OTHER

**CABLEAVL:** Y

**COOL:** CENTRAL ELEC PADDLE ZONED

**WTR:** MUNICIPL

**SEWER:** SEPTIC

**TRMSCONS:** CONV

**ASSUME:**

**DAV/SOH:** 641,930

**MPR:** N

**TOA:** N

**FEE:**

**DMV/ASV:** 696,980

**TX:** 12,869

**TXYR:** 2011

**TAX:** HOMESTEAD

**TM:**

**SPEC:**

**POSS:** FUNDING

**IDX:** Y

**LPID:** 0201118 / Marta DuPree

**APH:** 954-752-1986

**OPH:** 954-752-0900 x 0

**2PID:**

**2AG:**

**FAX:** 954-845-3335

**LTY:** ER

**ON:**

**ON#:**

**2PH:**

**URL:** [www.3971nwi01dr.info](http://www.3971nwi01dr.info)

**PHOTO:** 1PLUS

**WD:**

**EMAILA:** [martadupree@dupreeteam.com](mailto:martadupree@dupreeteam.com)

**VT:** <http://www.visualtour.com/showmp.asp?SK=13&T=2>

**COBA:**

**COTB:**

**CONR:**

**VAR:** Y

**JA:**

**Own Agt:** N

**BRD:** F

**OCCUP:** OWNER

**SHOW:** APPT-ONLY LA-ACCOMP

**LD:**

**XD:**

**PREV STATUS:**

**STATUS CHNG:**

**OK ADV:** N

**L1:**

**PREV\$:**

**PRICE CHNG:**

**ORIG LP:** \$1,000,000

**L2:**

**INet:** Y/1.57 ACRE GARDEN ESTATE FEATURING PRIVATE TENNIS COURT, GAZEBO, HEATED POOL, ART STUDIO, GUEST HOUSE, OFFICE, EXERCISE RM, FIREPLACES & WATER VIEWS!

**MOBILE HOME DECAL:**

**SZ:**

**S#:**

**BRAND:**

**FEEINCL:**

**MISC:**

**PD:**

**CONTING:**

**DM:**

**FURN:**

**CD:**

**SP:**

**ECD:**

**CB:**

**SPID:**

**S1:**

**TR:**

**SC:**

**SPID2:**

**S2:**

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# Home Features

## Exterior Features:

- 1.57 Acre Lake Front Lot
- Landscape Lighting
- Custom Gated Private Entry Garden
- Lush Landscaping including Landscape Trellises, a Rose Garden plus various garden retreats throughout property
- Expansive Covered Patio with screen enclosure
- Heated Pool with Slide
- Tennis Court
- Screened Gazebo overlooking beautiful lake views.
- Fruit Trees (Your own personal Grove)
  - o Avocado
  - o Golden Fig
  - o Mango
  - o Key Lime
  - o Florida Peach
  - o Meyer Lemon
  - o Grapefruit
  - o Kumquat
  - o Mini Pomegranate
  - o Surinam Cherry
- Spice Trees
  - o Cinnamon
  - o Bay Leaf
- Orchid House with Potting Table
- Accordion Hurricane Shutters
- Oversized Concrete Paver Circular Driveway
- Wrought Iron Gate, Closed Circuit Video

## Interior Features:

- Enter This One of a Kind Home Through Custom Copper Front Entry Doors
- Home is designed around the Romantic Central Atrium bring the outside in
- Crown Moldings
- Wood Casement Windows
- Plantation Shutters
- 5 Bedrooms and 4.5 Baths
- Large Breakfast area overlooking pool/patio featuring built-in server and shelving.
- Exercise Room with rubberized flooring
- Cabana Bath
- Central Vacuum System
- Huge Laundry room Featuring Custom Cabinets, Desk, Built-in Ironing Board, Freezer, New Large Capacity Washer and Dryer (Can be converted back to a bedroom)
- Plaster walls

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# Home Features

## **Gourmet Kitchen:**

- Newer Granite Counter Tops
- Custom Wood Cabinets with numerous custom features.
- Crown Moldings
- New Stainless Steel Appliances
- Oversized Subzero Refrigerator
- Double convection /conventional Ovens
- Induction Cooktop
- Miele Dishwasher
- Advantium Microwave
- Trash Compactor
- Center Island w/ Jennaire Grill and Rotisserie
- Appliance Garage
- Custom Desk
- Large pantry with pull out shelving
- Decorative Ceiling
- Laminate Wood Look Floors
- Pass through to covered patio

## **Atrium:**

- Beautiful Custom Atrium Brings the Outside In with Screen Enclosed Roof
- Romantic Automatic Landscape Lighting Accents
- Atrium Offers Beautiful Views To the Formal Dining Room, Formal Living Room, Foyer, Breakfast Room and Family Room

## **Formal Living Room:**

- Volume Tongue & Groove (T & G) Wood Beam Ceiling
- Marble Floors
- Spectacular Views of the Atrium plus a Private Garden that is Perfect for Entertaining
- Large Transom Window with Cathedral Ceiling

## **Formal Dining Room:**

- Elegantly Mirrored & highlighted with etched & lighted, carved glass pedestals
- Custom Built-in carved wood & mirrored buffet & mosaic design created by the owner/artist
- Situated between 2 gardens for romantic dining among the flowers

## **Family Room:**

- Beautiful Views overlooking the Atrium, Pool/Patio, Gardens and Lake
- Custom Mirrored Fireplace
- Newer Impact Skylight highlighting Volume T & G Wood Ceiling
- Custom Glass Block Bar Surrounded by Custom Wood Built-ins Featuring Stain Glass Doors and Glass Shelving
- Laminate Wood Look Floors
- Glass Block Sidelights

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# Home Features

## Guest House/Game Room:

- Guest House boasts over 900 square feet and overlooks gorgeous lake, garden & pool views
- Private Entrance
- Copper Fireplace
- Custom Oak and Copper Bar & chairs
- Tivoli and stained glass lighting
- Full Bath

## Master Suite:

- Huge Master Suite Featuring a Two Sided Fireplace Dividing the Bedroom Area from the oversized lounge seating area with French doors opening to private garden
- The Fireplace Features a Cantilevered Hearth and Custom Built-in Shelving
- Volume Ceilings
- Access and View to Private Garden Area
- His and Her Bathrooms with Bidet in Her Bathroom
- Granite Counter Tops on Vanities
- Huge Walk-in Closet with Built-ins and Center Island Feature for Her
- Etched Glass Shower Enclosures
- Large Private Outside Garden Area off of the Master Bath.
- Large Shower with Multiple Heads
- Large Dual Person Whirlpool Tub
- Marble Floors

## Art Studio:

- Featuring Vaulted Ceilings and Large Balcony Overlooking The Pool, Tennis Court, Gardens and Lake
- Separate Office Area
- Half Bath

## Additional Features:

Boat dock

Wench for pontoon boat

Video Surveillance System, built in alarm system & Fire Alarm

Expansive counter-serving Bar in covered Patio

Skylight approved by Chartis Home Insurance, hurricane approved standards as per 2011, and installed by roofer

4 a/c units: 3 Units for the main house replaced in 2010, 2007, and 2002. One Unit for Guest House/Game Room in 1997

Hot Water Heater replaced in 2007

Roof replaced in 1998

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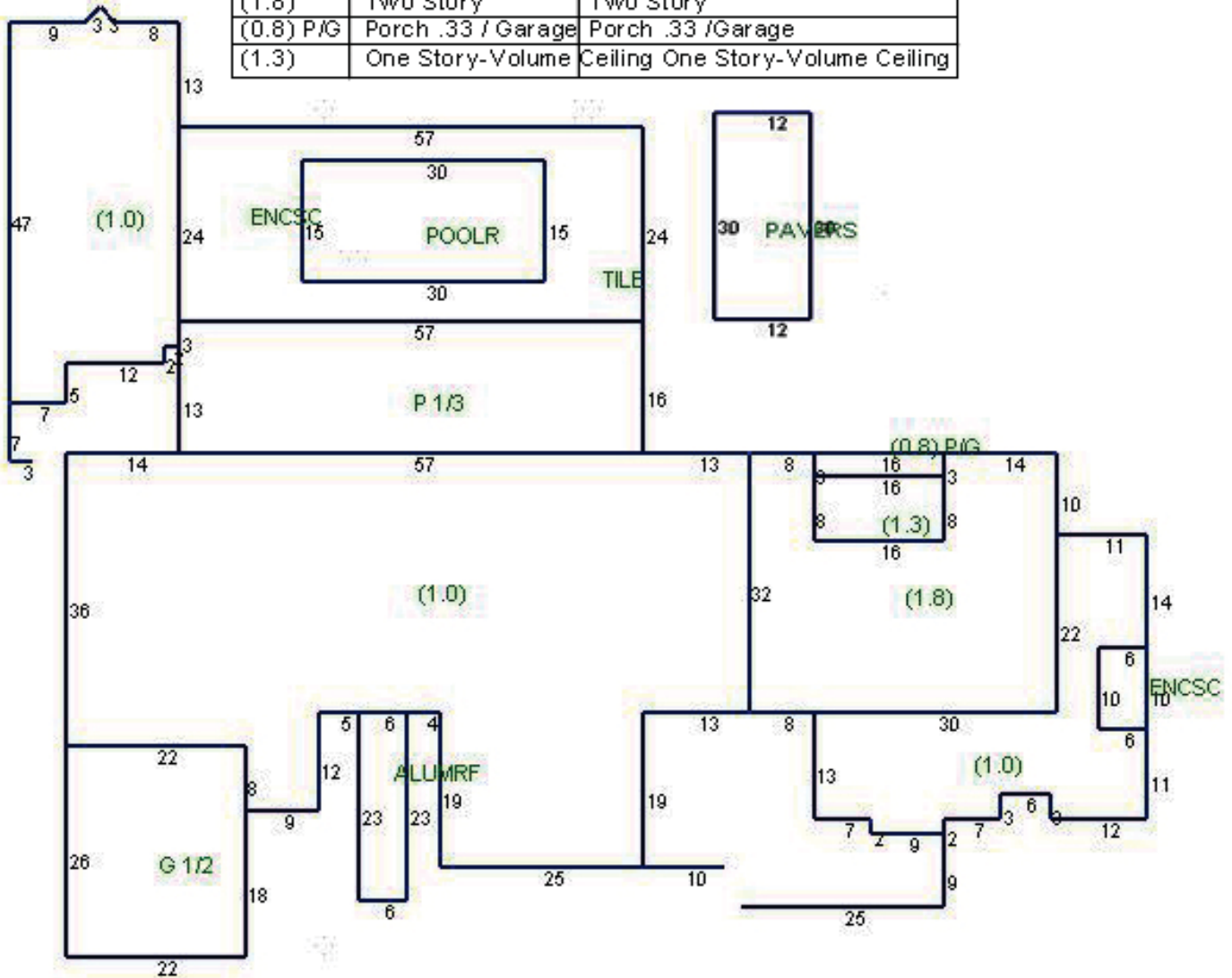


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# Home Plan Layout

Code	Description	Long Description
(1.0)	One Story	One Story
POOLR	Pool	Pool
TILE	Tile	Tile
ENCSC	Screen Encl	Screen Encl
P 1/3	Porch	Porch
G 1/2	Garage	Garage
ALUMRF	Aluminum RF	Aluminum RF
(1.8)	Two Story	Two Story
(0.8) P/G	Porch .33 / Garage	Porch .33 /Garage
(1.3)	One Story-Volume	Ceiling One Story-Volume Ceiling



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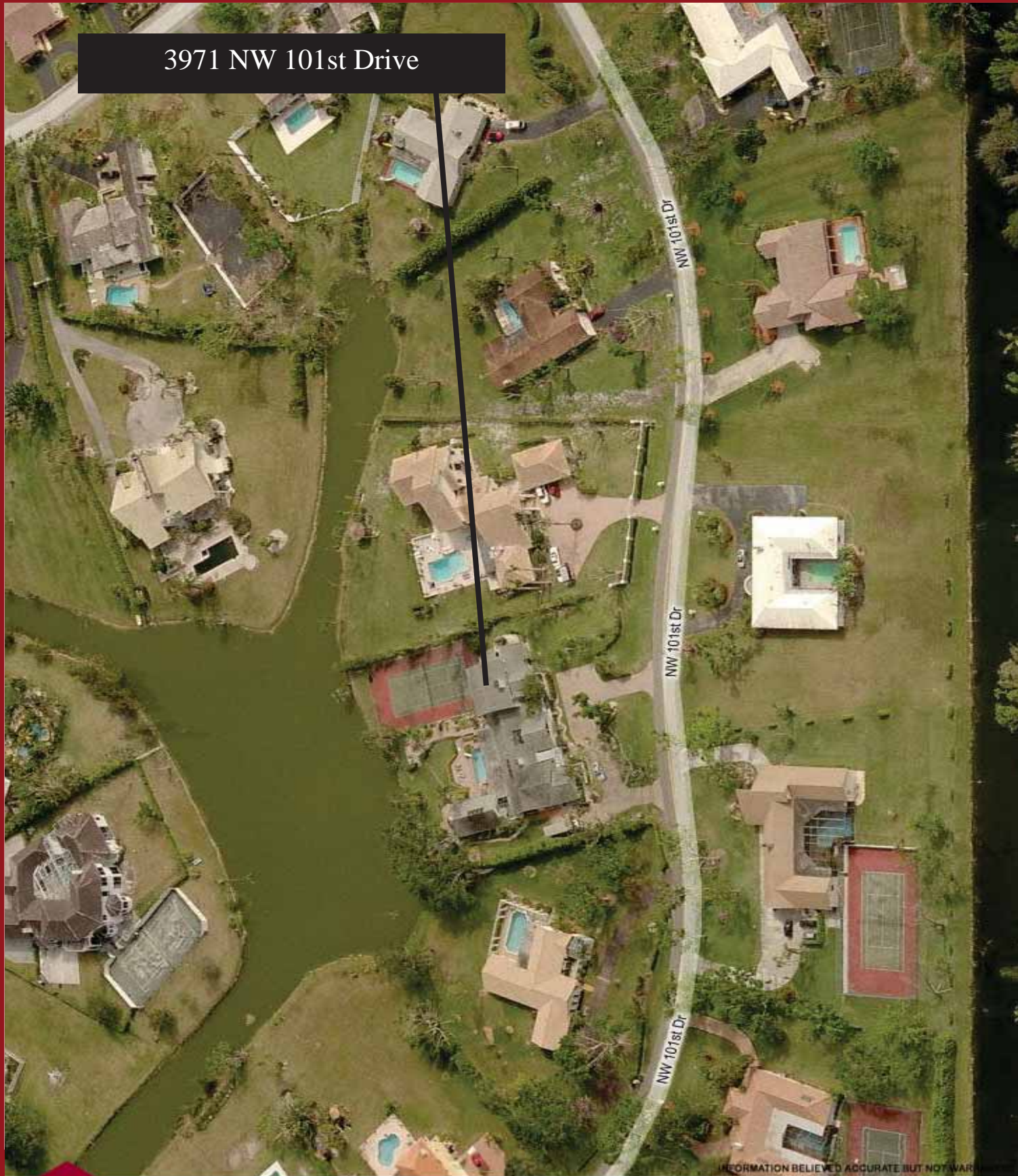
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# Community Map

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