



*Be sure not to miss one of the upstairs secondary bedrooms that has been converted to an office with extensive built-ins.*

*Step outside and enjoy outdoor living in this very special backyard that backs up to a city owned and maintained open space easement which gives much added privacy! The built-in granite BBQ island has a stainless BBQ with underneath storage, Three River Stone hardscaping which includes patios, gas firepit, detached patio cover, grassy play area, custom glass wall and lush tropical landscaping including specimen Palms.*



## *Experience the Wonder of Promontory*

12860 Baywind Point ❖ San Diego, CA 92130

*As soon as you drive down this lovely culdesac street, you will fall in love with this gorgeous home. Step through the double front door entry into a foyer of obvious distinction with its travertine floors, custom paint with contrasting baseboards, custom light fixture and a unique etched glass clerestory window. Note the dramatic stairwell leading up to the master bedroom suite and three secondary bedrooms, one with newer office built-ins. The formal living room with its neutral sculptured carpet, marble fireplace and designer window treatments lead into the spacious formal dining room with its custom wood designed ceiling, newer chandelier, wood shutters, crown moulding, built-in speakers and French doors leading out to the backyard.*



12544 High Bluff Drive #140 • San Diego, CA 92130

**Robbi Campbell**  
 (858) 229-0649  
 robbi@robbicampbell.com





*Never to be forgotten is the extra spacious master bedroom suite with its own separate retreat that has French doors leading out to a spectacular balcony view deck for fabulous sunset views! Sometimes hot air balloons soar by!!!!*



*A chef's delight is the gourmet kitchen featuring an abundance of fruitwood stained cabinetry with custom knobs, slab granite counters with bull nosed edges, crown moulding, Monogram built-in appliances including the matching wood paneled refrigerator with door water feature, reverse osmosis for drinking water, center island, built-in desk area with glass display shelving, Silver Red Junkers wood floor, upgraded trash/recycle bin, eating counter, and a delightful breakfast nook with shutters and an electronic shade*



*The retreat shares a dual sided marble fireplace with the master bedroom with its crown moulding, designer window treatments, custom light fixture, two walk-in closets with professional organizers. The beautiful master bath has tumbled marble floors, marble counters, shower (with a rimless shower door and glass blocks), and tub deck with a whirlpool tub.*

*Adjacent to the kitchen and breakfast area, spend some of life's most treasured moments in this fabulous family room with its upgraded carpet, shutters on the French door, crown moulding, marble fireplace, recessed lighting, a unique custom drywalled entertainment center complete with the Sony TV, stereo components and surround sound system including Klipsch speakers. There are also two wood built-ins with storage bins, drawers or shelving. What a wonderful place to entertain both close family friends or host a large gathering!*



**Prudential**  
California Realty

*this floorplan is reversed*

