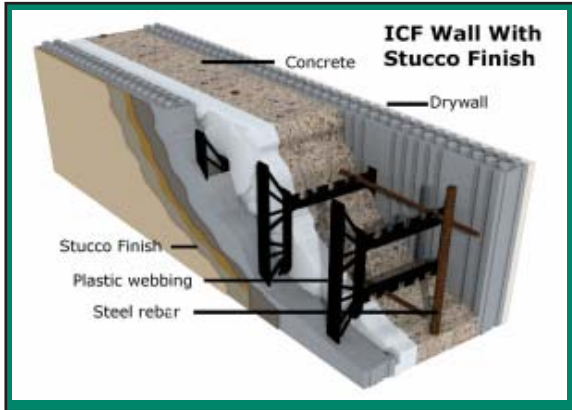


More details about the beautiful home at  
**149 Peña Blanca Loop**



**Finest Quality Design and Construction ...**

- ❖ **Insulated Concrete Forms (ICF Construction)** --- Exterior walls are 6-inch reinforced concrete clad on each side with 3" of styrofoam, which provides superior stability, security and sound-proofing.
- ❖ A **SMART home**, the lights and solar shades automatically turn up and down, depending on lighting conditions.
- ❖ The most efficient combination of **central air-** and **individually-controlled mini-split heat pump units** conditions the air for maximum comfort of occupants.
- ❖ **Solar electricity** powers the home. Depending upon demand,



energy can flow to or from the grid. Should the grid fail, the system instantly switches to power critical loads using solar or battery stored energy.

- ❖ The **roof** is commercial grade (80 mil TPO single membrane), which is twice the thickness of the original PVC membrane roof.
- ❖ The **window glass** is the highest quality, featuring low solar heating and blocking of UV light.
- ❖ The exterior walls are angled at 45° to capture the **very best views** of the Organ Mountains.

**Interior features include ...**

- ❖ A spacious **kitchen** with beautiful cherry wood cabinets, topped with stunning Brazilian "Verde Bamboo" granite.
- ❖ The **Second Master Bedroom** is a studio apartment with full-size kitchen appliances, a queen-size Murphy bed, and gorgeous westerly views with multiple applications: *ideal for house guests, returning family members, or caregivers.*
- ❖ A **fitness room** outfitted for swimming, yoga and other fitness activities, and a soothing hot tub. Swim against the current in an "Endless Pool" providing excellent low-impact exercise for all ages. This low maintenance indoor pool requires only monthly checks and treatment for water quality. Similarly, the low maintenance hot tub with a mountain view provides a relaxing finish after a satisfying workout.



- ❖ An oversized **3-car garage**, with anti-rooms for recycle, secure storage, and "shop". The center garage bay is outfitted for car washing with hose bibs and racks on both sides of the bay and a gray water drain.
- ❖ A below-grade **mechanical room** in which each utility has a dedicated area in this spacious, well-lit basement, including:
  - Electrical • Solar (photovoltaic) system • Smart home • Air conditioning
  - Water: *potable, waste, and gray; and Rain-Bird irrigation* • Central vacuum
  - Pool: *hydraulic, heating, and filtration*



- ❖ Maintenance workers and vehicles have **direct outside access** through the basement double doors, minimizing the need to access the private living areas above.

**Icing on the cake ...**

- ❖ Situated in a highly-desirable and secluded **High Desert location . . .**
- ❖ And, *about the views*: the home's exterior walls are angled at 45° to take full advantage of the terrific **Organ Mountain** and **city-lights views** ... *superb sunrises and sunsets* ... which are simply **PRICELESS!**

**Steve Barrett**  
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