

## Absolutely spectacular, luxury estate home!

8628 Lakeridge Cir Las Vegas NV 89117

PRESENTED BY KEN LOWMAN & LUXURY HOMES OF LAS VEGAS | CONTACT KEN AT 702.216.4663



### LUXURY HOME DESCRIPTION

Absolutely spectacular, luxury estate home located in guard gated Canyon Gate Country Club in Las Vegas. This dream home is located behind a second gate for added security and is highly upgraded throughout. The open floor plan and exquisite décor makes this home ideal for entertaining or for comfortable family living. Upon entering this million dollar luxury home, you'll notice the breathtaking marble spiral staircase with specially crafted iron railings, gorgeous custom craftsmanship cabinetry, marble flooring and crown molding throughout. The gourmet kitchen is upgraded with Viking stainless steel appliances and opens up to the generous family room. There is a downstairs office with built-ins and black granite flooring and an open upstairs loft library that overlooks the formal sunken living room. The relaxing master retreat boasts two large walk-in closets, a wet bar, a beautiful master bath and a balcony overlooking the oasis backyard with a swimming pool, spa, waterfall, outdoor kitchen and covered patio with ceiling fans. Canyon Gate Country Club is located in the center of the west side and has a championship golf course, tennis, exercise room, club house, dining and guard gate. Las Vegas Luxury Living at its finest!

MLS#: 1239268

PRICE: \$995,000

APPRX. SQ. FT: 5,663 sq.ft

LOCATION: Canyon Gate

ZIPCODE: 891117

BEDROOMS: 5

BATHROOMS: 4.5

POOL: Yes

GARAGE SIZE : 3

### FEATURES

Full Address of property:

8628 Lakeridge Cir Las Vegas NV 89117

Single Family Property

Status: Active-Exclusive Right

County: Clark

Community Name: Canyon Gate

Subdivision: CANYON GATE COUNTRY CLUB UNIT

Year Built: 1995

5 total bedroom(s)

5 total bath(s)

4 total full bath(s)

1 total half bath(s)

Approximately 5633 sq. ft.

Two story

**Type:** Custom

Master bedroom

Living room

Dining room

Family room

Laundry room

Bathroom(s) on main floor

Bedroom(s) on main floor

Master bedroom is 30X16

Living room is 16X14

Dining room is 16X12

Family room is 26X16

3 or more fireplaces

**Fireplace features:**

Gas, In family room, In Living/Great room, In Master bedroom

**Pool features:**

Inground-Private, Pool/Spa Combo, Waterfall

Swimming pool(s)

Spa/hot tub(s)

3 car garage

Attached parking

**Parking features:**

Attached , Auto Door Opener(s), Entry to House, Finished Interior

**Heating features:**

2+ units, Central, Gas

Central air conditioning

**Interior features:**

Dishwasher, Disposal, Refrigerator, Separate laundry room, Washer/Dryer on 1st floor, Full bath downstairs, Formal dining room, Downstairs family room, Separate family room, Breakfast Bar/Counter, Breakfast

nook (eating area), Granite countertops in kitchen, Kitchen custom cabinets, Kitchen island, Marble/Stone flooring in kitchen, Recessed lighting in kitchen, Walk-in pantry, Entry foyer, Formal living room, Front living room, Vaulted ceiling in living room, Balcony in master bedroom, Ceiling fan in master bedroom, Master bedroom upstairs, Sitting room in master bedroom, Walk-in closet in master bedroom, 2nd bedroom: 12X12, 3rd bedroom: 19X10, 4th Bedroom: 13X12, Alarm system owned, Blinds, Built-in microwave, Carpet, Ceiling fan(s), Central vacuum, Double built-in electric ovens, Drapes, Gas cooktop, Marble/Stone floors, Window Coverings Throughout

**Exterior features:**

Back Yard Access, Balcony, Built-In Barbecue, Covered Patio, Patio, Private Yard, Outdoor Spa

Energy Info: Dual Pane Windows

Roofing: Pitched, Tile like

Lot features: Property Fully Fenced, Block Fence, Stucco Fence, Front Lawn, Mature Landscaping, Rock/Gravel Landscaping, Shrubs

Corner lot

Located on a cul-de-sac

Approximately 0.26 acre(s)

Lot size is less than 1/2 acre

**Schools:**

Elementary School: Piggott Clarence

Jr. High School: Johnson Walter

High School: Bonanza

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