

## Ideal single story gem in gorgeous Canyon Gate CC!

8637 Robinson Ridge Drive Las Vegas NV 89117

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



### LUXURY HOME DESCRIPTION

Ideal single story gem in gorgeous Canyon Gate Country Club with exceptional golf course views, stained stamped concrete driveway & walkway, lush green curb appeal and majestic palm trees! This elegant luxury estate home boasts etched glass entry door, an open floor plan, a graceful sunken formal living room, an exquisite formal dining room and plantation shutters throughout. Relax in the spacious master retreat with a three-way fireplace, sitting area, two large walk-in closets and a luxurious master bathroom. The granite gourmet kitchen opens to the large family room with a cozy fireplace and sliders to the impeccable backyard with a sparkling swimming pool, spa, large covered balcony and million dollar golf views! 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 Home living at its absolute finest!

MLS#: 1507648

PRICE: \$599,000

APPRX. SQ. FT: 2,680 sq.ft

LOCATION: Canyon Gate Country Club

ZIPCODE: 89117

BEDROOMS: 3

BATHROOMS: 3

POOL: Yes

GARAGE SIZE : 3

### FEATURES

Full Address of property:

8637 Robinson Ridge Drive Las Vegas NV 89117

Area: 502 - South West

Subdivision: Foothills Country Club

3 total full bath(s)

1 stories

Dining room

Family room

Laundry room

Master Bedroom, Family Room fireplace(s)

Swimming pool(s)

Spa/hot tub(s)

3 car garage(s)

Attached parking

**Parking features:** Attached Auto Door Opener(s), Entry To House, Finished Interior

**Heating features:** Central, 2+ units, Gas, Central, Gas

**Cooling features:** 2 Or More Central Units, Central, Electric

**Exterior features:** Barbeque Stub!#!Covered Patio!#!Patio

**Community features:** Ccrs!#!Clubhouse!#!Country Club!#!Community Golf!#!Community Wall!#!Guard Gated!#!Security!#!Water Scaping  
Community golf  
Community security features

**View:** Golf Course View

Golf course lot/frontage

**Lot features:** Golf Course Frontage!#!Under 1/4 Acre

**Zoning:** Single-Family

**Schools:**

Elementary School: Piggott Clarence

Middle School: Johnson Walter\*

High School: Bonanza

Mail to [klowman@luxuryhomeslv.com](mailto:klowman@luxuryhomeslv.com)

Call Ken Lowman at (702) 216-4663

Luxury Homes of Las Vegas - 7854 W Sahara - Las Vegas NV 89117