

## Stunning luxury estate home with curb appeal!

8805 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

Highly upgraded and semi-customized luxury home with walls removed to create a beautiful open floor plan. This stunning luxury estate home is situated on the tranquil Canyon Gate Country Club Golf Course on highly desired Opus Dr. This graceful estate boasts a gated courtyard entry with a fountain, 3,029 square feet, travertine flooring, crown molding, a formal living room with a fireplace, a library area with custom built-ins and a spacious master retreat with a sitting room, fireplace, morning kitchen a luxurious master bath and a balcony with gorgeous golf views! The gourmet kitchen has granite counters, a breakfast bar, walk-in pantry and breakfast nook. Relax in the oasis backyard with a pebble tech swimming pool and spa. Canyon Gate Country Club is located in the center of the west side and has a championship golf course, tennis courts, exercise room, club house, dining and guard gate. Las Vegas Luxury Home living at its absolute finest!

MLS#: 1509336

PRICE: \$799,900

APPRX. SQ. FT: 4,234 sq.ft

LOCATION: Canyon Gate Country Club

ZIPCODE: 89117

BEDROOMS: 5

BATHROOMS: 3.5

POOL: Yes

GARAGE SIZE : 3

### FEATURES

Full Address of property:

8805 Robinson Ridge Drive Las Vegas NV 89117

Area: 502 - South West

Subdivision: Foothills Country Club

3 total full bath(s)

1 total half bath(s)

2 stories

Dining room

Family room

Laundry room

Living/Great Rm, Master Bedroom fireplace(s)

Swimming pool(s)

Spa/hot tub(s)

3 car garage(s)

Attached parking

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

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

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

**Exterior features:** Balcony!#!Barbeque Stub!#!Back

Yard Access!#!Covered Patio!#!Security Bars/Rolling Shutters

**Community features:** Ccrs!#!Guard Gated!#!Not Age Restricted

Community security features

**View:** Golf Course View!#!City View

City view

Golf course lot/frontage

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

**Zoning:** Single-Family

**Schools:**

Elementary School: Piggott Clarence

Middle School: Johnson Walter\*

High School: Bonanza

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Call Ken Lowman at (702) 216-4663

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