

## Superbly finished single story luxury estate home!

713 Canyon Greens Dr Las Vegas NV 89144

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



**"I'M CALLING KEN"**  
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### LUXURY HOME DESCRIPTION

Superbly finished single story luxury estate home in the guard gated Canyon Fairways community in Summerlin, Las Vegas. If you enjoy high ceilings, natural light and impeccable attention to detail, this one is for you! From the incredible gourmet kitchen to the designer master bath, this home shows like something right from the pages of Architectural Digest. This property is located on an oversized cul de sac, corner lot and offers tremendous curb appeal. There are 4 generous bedrooms all with en-suite baths and walk in closets, a sparkling pool and spa, exquisite dark hardwood floors, fine custom cabinetry, abundant crown molding, custom doors and so much more. This one must be seen to be believed. A recent total renovation employing skilled designers and craftsmanship has transformed this luxury estate into a home that is nothing short of spectacular. Luxury Canyon Fairways real estate at its finest!

MLS#: 1364463

PRICE: \$1,299,000

APPRX. SQ. FT: 4,076 sq.ft

LOCATION: Canyon Fairways

ZIPCODE: 89144

BEDROOMS: 4

BATHROOMS: 4

POOL: Yes

GARAGE SIZE : 3

### FEATURES

Full Address of property:

713 Canyon Greens Dr Las Vegas NV 89144

**Area:** 404 - North West

**Subdivision:** Summerlin Village

3 total full bath(s)

1 total half bath(s)

1 stories

Dining room

Family room

Laundry room

Hardwood floors

Family Room, Master Bedroom 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:**

2+ units, Central, Gas, Central, Gas

**Cooling features:**

2 Or More Central Units, Central, Electric

**Exterior features:**

Covered Patio!#!Dogrun!#!Patio

**Community features:**

Ccrs!#!Guard Gated!#!Security!#!Play Ground/

Park!#!Basketball Courts

Community security features

**Lot features:**

1/4 To 1 Acre

**Zoning:**

Single-Family

Lease option

**Schools:**

Elementary School: Bonner John W

Middle School: Rogich Sig

High School: Palo Verde

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