

## Strip View in Guard Gated Spanish Hills

5086 Scenic Ridge Drive Las Vegas NV 89148

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



"I'M CALLING KEN"

**(702) 216-4663**

7854 W. Sahara - Las Vegas, NV 89117



### LUXURY HOME DESCRIPTION

Five bedrooms estate with six bathrooms and a three car garage. Located in Spanish Hills, this home has a beautiful open floor plan and comes fully furnished! There are two Huge Master Suites (up & down), floor to ceiling windows bring in beautiful light as well as amazing views. There are marble floors, built-in entertainment shelves, five fireplaces that bring warmth and comfort, wood shutters and ceiling fans throughout, a three car garage with built-in storage cabinets and large laundry room. One of the master suites and the huge game room upstairs both open up to balconies that offer absolutely incredible views of the city and strip. The backyard is extraordinary and perfect for entertaining with a disappearing edge swimming pool/spa, lush green landscaping, built-in BBQ and access to the upstairs balcony and did we mention views!

MLS#: 800663

PRICE: \$1,795,000

APPRX. SQ. FT: 7,566 sq.ft

LOCATION: Spanish Hills

ZIPCODE: 89148

BEDROOMS: 5

BATHROOMS: 7

POOL: Yes

GARAGE SIZE : 3

### FEATURES

Full Address of property:

5086 Scenic Ridge Drive Las Vegas NV 89148

Single Family Property

Status: Active

County: Clark

Year Built: 1995

5 total bedroom(s)

7 total bath(s)

5 total full bath(s)

2 total half bath(s)

Approximately 7566 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 23X21  
Living room is 22X20  
Dining room is 17X22  
Family room is 21X21  
4 or more fireplaces

**Fireplace features:**

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

**Pool features:**

Disappearing Edge, Heated, Inground Private  
Swimming pool(s)  
Spa/hot tub(s)

3 car garage

**Heating features:**

2+ units, Central, Gas

Central air conditioning

**Cooling features:** 2+ central units, Electric

**Interior features:**

Dishwasher, Disposal, Refrigerator, Separate laundry room, Full bath downstairs, Formal dining room, Downstairs family room, Separate family room, Wet bar in family room, Breakfast Bar/Counter, Breakfast nook (eating area), Granite countertops in kitchen, Kitchen custom cabinets, Marble/Stone flooring in kitchen, Recessed lighting in kitchen, Walk-in pantry, Entry foyer, Formal living room, Sunken living room, Vaulted ceiling in living room, 2 master bedrooms, Balcony in master bedroom, Master bedroom downstairs, Master bedroom separate from other, Walk-in closet in master bedroom, Great room, 2nd

bedroom: 15X14, 3rd bedroom: 14X14, Alarm system owned, Built-in microwave, Carpet, Ceiling fan(s), Convection oven, Double built-in electric ovens, Gas stove, Intercom system, Marble/Stone floors, Pot shelves, Shutters, Tile floors, Water conditioner owned, Water filtering system, Window Coverings Throughout

**Exterior features:**

Balcony, Block fence, Built-In barbecue, Covered patio, Front lawn, Front sprinkler system, Fully fenced, Mature landscaping, Outdoor spa, Patio, Portico, Private yard, Rear lawn, Rear sprinkler system, Shrubs, Side(s) sprinkler system, Strip view, Stucco fence, Swim spa, Wrought Iron fence

**Energy Info:**

Dual Pane Windows

**Roofing:**

Pitched, Tile like

**View:**

City view

Lot is 16325 sq. ft.

Approximately 0.37 acre(s)

Lot size is less than 1/2 acre

**Utilities present:**

Public sewer, Public water, Underground utilities

**Schools:**

Elementary School: Rogers Lucille S

Jr. High School: Fertitta Frank & Victoria

High School: Durango

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Call Ken Lowman at (702) 216-4663

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