

## Beautiful custom estate on .80 acre lot!

9708 Winter Palace Dr Las Vegas NV 89145

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



### LUXURY HOME DESCRIPTION

Beautiful custom estate on .80 acre lot with spectacular golf views. Marble plantation shutters, butted glass windows. Downstairs master that is approximately 1,300 square feet with a fireplace, flat screen, retreat, steam shower, jet tub & huge walk-in closet with custom built-ins.

MLS#: 1029979

PRICE: \$2,999,900

APPRX. SQ. FT: 7,227 sq.ft

LOCATION: Queensridge

ZIPCODE: 89145

BEDROOMS: 6

BATHROOMS: 5.5

POOL: Yes

GARAGE SIZE : 4

### FEATURES

Full Address of property:

9708 Winter Palace Dr Las Vegas NV 89145

Single Family Property

Status: Active-Exclusive Right

County: Clark

Community Name: Queensridge

Year Built: 1998

6 total bedroom(s)

6 total bath(s)

5 total full bath(s)

1 total half bath(s)

Approximately 7227 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 32X20

Living room is 24X20

Dining room is 18X13

Family room is 26X22

3 or more fireplaces

Fireplace features:

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

Swimming pool(s)

Spa/hot tub(s)  
4 or more car garage  
Attached parking

**Heating features:**

2+ units, Central, Gas  
Central air conditioning

**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 island, Walk-in pantry, Entry foyer, Formal living room, Rear living room, Vaulted ceiling in living room, Master bedroom downstairs, Master bedroom separate from other, Sitting room in master bedroom, Walk-in closet in master bedroom, 2nd bedroom: 17X15, 3rd bedroom: 17X15, 4th Bedroom: 15X14, Alarm system owned, Built-in microwave, Carpet, Ceiling fan(s), Central vacuum, Convection oven, Double built-in electric ovens, Gas stove, Marble/Stone floors, Shutters, Water conditioner owned, Water filtering system

**Exterior features:**

Backyard fully fenced, Balcony, Barbeque stub, Covered patio, Front lawn, Front sprinkler system, Mature landscaping, Outdoor spa, Rear lawn, Rear sprinkler system, Shrubs, Waterfall spa, Wrought Iron fence  
Energy Info: Dual Pane Windows, Low E-Windows  
Roofing: Pitched, Tile like

**View:**

Golf course view  
Hill/mountain view  
Golf course lot/frontage  
Approximately 0.8 acre(s)  
Lot size is between 1/2 and 1 acre

**Schools:**

Elementary School: Bonner John W  
Jr. High School: Rogich Sig  
High School: Palo Verde

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

**Call Ken Lowman at (702) 216-4663**

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