

Captivating golf, mountain and city views

44 Sun Glow Ln, Las Vegas, NV 89135

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



LUXURY HOME DESCRIPTION

Captivating golf, mountain and city views from this modern Blue Heron built luxury home in Azure at The Ridges Las Vegas! A gated courtyard entry leads to the heart of this Las Vegas luxury home that has a 7 car subterranean garage and luxurious marble & hardwood flooring that flows throughout the graceful floorplan with 6 spacious ensuite bedrooms. The large master suite is located on the first level with pocket doors that open to the breathtaking backyard views. An elegant master bathroom comes complete with a steam shower, soaking tub and large custom walk-in closet. The gourmet kitchen features white quartzite countertops, a waterfall island, Wolf stainless steel appliances, 2 sub zero refrigerators and an abundance of cabinets. The entertaining family room has disappearing doors to maximize the mesmerizing golf, city and mountain views! The formal dining room features a stunning wine storage room. The executive office has built-ins for easy use. An upstairs media room is the perfect setting to take in a movie or your favorite sporting event. The incredible backyard features a covered patio, swimming pool, spa, fire pit and built-in BBQ. Upstairs balconies offer Las Vegas Strip views in the distance. Luxury home living in The Ridges Las Vegas with all the latest modern style!

MLS#: 2026724

PRICE: \$4,250,000

APPRX. SQ. FT: 6,016 sq.ft

LOCATION: The Ridges

ZIPCODE: 89135

BEDROOMS: 6

BATHROOMS: 6.5

POOL: Yes

GARAGE SIZE : 7

FEATURES

Full Address of property:

44 Sun Glow Ln, Las Vegas, NV 89135

Property Type	Residential	City/Town	Las Vegas
Property Sub Type	Single Family Residential	Beds Total	6
Building Description	2 Stories	Baths Total	7
Garage	7	Baths Full	5
County	Clark County	Baths Half	1

Approx Liv Area 6,016
Year Built 2016
Acres 0.29
Lot Sqft 12,632
Private Pool Yes/Inground-Private
Private Spa Yes/Inground

Interior Features

Flooring Description Hardwood, Marble/Stone
Interior Alarm System-Owned,
Blinds, Ceiling Fan(s)

Fireplaces 1

Exterior / Construction

Lot Description 1/4 to 1 Acre, Golf Course
Frontage
Land Use Res-Sngl Fam
Construction Description Frame & Stucco

Exterior Description

Back Yard Access, Balcony,
Built-In Barbecue, Courtyard,
Covered Patio, Patio, Secured
Entry
Pitched, Tile
Attached, Auto Door
Opener(s), Epoxy Floor,
Storage Area/Shelves

Roof Description

Garage Description

Utility Information

Sewer
Heating Description
Water

Public
2 or More Units, Central
Public

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