

## Majestic golf & mountain views in Fairway Hills

11280 Granite Ridge Dr, #1050, Las Vegas, NV 89135

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



### LUXURY HOME DESCRIPTION

Completely remodeled & nicer than the model for less money! On the golf course w/majestic golf & mountain views in Fairway Hills at The Ridges! Master bedroom downstairs w/French doors to backyard outdoor living space w/BBQ, Fireplace & covered patio. Expanded walk in closet & luxurious modern bath. Jr Master upstairs w/walk-in & bath, Den/family rm w/wet bar. Contemporary stair railings, open floor plan, porcelain floors, quartz counters. Gas BBQ & outdoor fireplace, spacious living rm downstairs w/fireplace. Gorgeous kitchen w/island, breakfast counter, Monogram stainless steel appliances & nook. Tankless water heater, Craftsman baseboards, barn door to master, interior courtyard with planters. Brand new resident only gym, pool, spa, recreation center & access to Club Ridges. Completely brand new inside! Rare golf front townhome w/master on main level. Jack Nicklaus' Bear's Best Championship Golf Course is intertwined throughout the community. The newly opened Downtown Summerlin Mall is minutes away. This The Ridges luxury home in Las Vegas could be your dream come true!

MLS#: 1932824

PRICE: \$1,098,000

APPRX. SQ. FT: 2,650 sq.ft

LOCATION: The Ridges

ZIPCODE: 89135

BEDROOMS: 3

BATHROOMS: 3.5

POOL: No

GARAGE SIZE : 2

### FEATURES

Full Address of property:

11280 Granite Ridge Dr, #1050, Las Vegas, NV 89135

Area: 502 - South West

1 total full bath(s)

2 total three-quarter bath(s)

1 total half bath(s)

8 total rooms

2 stories

Laundry room

Hardwood floors

2 fireplace(s)

Fireplace(s)

Fireplace features: Gas!#!Glass Doors

Swimming pool(s)

2 car garage(s)

Attached parking

Parking features: Attached!#!Auto Door Opener(s), Garage/Private!#!Guest ParkingGarage/Private!#!Guest Parking

**Heating features:** Central,Central

**Cooling features:** 2 or More Central Units!#!Central

**Interior features:** Ceiling Fan(s)!#!Shutters!#!Windows Coverings Throughout

**Exterior features:** Balcony!#!Built-In

Barbecue!#!Courtyard!#!Covered Patio!#!Patio!#!Secured Entry

Community golf

Community swimming pool(s)

**View:** Golf Course View!#!Mountain View

Hill/mountain view

**Zoning:** Single Family

**Elementary School:** Goolsby Judy & John

**Middle School:** Fertitta Frank & Victoria

**High School:** Durango

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