

18th Fairway Luxury Villa For Sale USA, Nevada, Las Vegas, NV 89134

15,000,000 €

QUICK SPEC

Year of Construction	1999
Bedrooms	6
Half Bathrooms	3
Full Bathrooms	7
Interior Surface approx	1,312 m2 - 14,132 Sq.Ft.
Exterior Surface approx	10,521 m2 - 113,256 Sq.Ft
Parking	7 Spaces
Property Type	Single Family Home

TECHNICAL SPECIFICATIONS

Luxuriously situated on 2.6 acres on the 18th Fairway of the TPC Summerlin Golf Course, this triple gated estate exudes the finest of detail & craftsmanship. Master retreat is a private wing of the property w/a full gym w/steam, his&her's custom closets&a master bath of extraordinary detail.Handcrafted Chestnut,Cherry & stone flooring, hand hewn beams & the finest in wall finishes. Custom lighting creates a majestic one of a kind European Country Estate.

PROPERTY FEATURES

BEDROOMS

- Total Bedrooms - 6

- Master Bedrooms -
- Suite -

BATHROOMS

- Total Bathrooms - 10

- Full Bathrooms - 7
- Half Bathrooms - 3

OTHER ROOMS

- Grand Entry
- Sitting Room
- Dining Room
- Offices
- Family Room
- Entertaining Room
- Media Room
- Modern Kitchen
- Butler Pantry
- Breakfast Room
- Home Theater
- Full Gym
- Wet Bar

INTERIOR FEATURES

- Finest Of Detail & Craftsmanship
- Handcrafted Chestnut, Cherry & Stone Flooring
- Custom Lighting
- Double Pane Windows
- Gated With Guard
- Security System
- Management
- Recreation Facilities

EXTERIOR AND LOT FEATURES

- Located On The 18Th Fairway Of The Tpc Summerlin Golf Course
- Golf Views
- Mountain Views
- Exterior: Stucco
- Fencing: Full, Block
- Brush
- Fruit Tree
- Roof: Slate
- Landscaped Grounds
- Drip Irrigation/Bubblers
- Front Lawn
- Rock/Gravel Landscaping
- Rear Lawn
- Fountain
- Golf Community
- Golf View
- Fire Pit

HEATING AND COOLING

- Cooling Features: Central A/C
- Heating Features: Gas, Forced air

POOL AND SPA

- Heated, Inground Pool
- Spa

LAND INFO

- Lot Size: 10,521 m2 - 113,256 Sq.Ft

GARAGE AND PARKING

- Garage Spaces: 7 Spaces
- Parking Spaces:

BUILDING AND CONSTRUCTION

- Living : 1,312 m2 - 14,132 Sq.Ft.
- Year Built : 1999
- Location :
- Topography : Level
- Levels or Stories: 2
- Structure Type: Villa
- House Style: European
- Furnishing : Furnished

SCHOOL INFORMATION

Education in USA is divided in 3 cycles: Primary School (Around age 6), Middle School, and High School. After graduating high school, U.S. students may go on to college or university

- Vegas Verdes Elementary School
- Rancho High School
- The Alexander Dawson School at Rainbow Mountain
- Nevada State High School - Las Vegas: Summerlin
- Bracken Elementary School
- Nevada State High School - Las Vegas: Downtown

AMENITIES AND COMMUNITY FEATURES

- Buying property in the USA is not a problem for foreigners. You do not need a green card, a particular type of visa, or even US citizenship to be eligible to do so. However, before you can purchase your dream home in the United States, you need to secure an Individual Taxpayer Identification Number

OTHERS

- Gated Community
- Golf Viewsgolf Community
- Mountain Views
- Fountain
- Gazebo
- Country Club
- Family Room
- Entertaining Room
- Media Room
- Modern Kitchen
- Butler Pantry
- Breakfast Room
- Home Theater

ABOUT THE AREA

The U.S. is a country of 50 states covering a vast swath of North America, with Alaska in the northwest and Hawaii extending the nation's presence into the Pacific Ocean. Major Atlantic Coast cities are New York, a global finance and culture center, and capital Washington, DC. Midwestern metropolis Chicago is known for influential architecture and on the west coast, Los Angeles' Hollywood is famed for filmmaking.

Nevada is a state in the Western United States. It is bordered by Oregon to the northwest, Idaho to the northeast, California to the west, Arizona to the southeast, and Utah to the east. Nevada is the 7th most extensive, the 32nd most populous, but the 9th least densely populated of the U.S. states

Las Vegas, officially the City of Las Vegas and often known simply as Vegas, is the 28th-most populated city in the United States, the most populated city in the state of Nevada, and the county seat of Clark County.