

# *Resort Living*



North Scottsdale  
WINDY WALK ESTATES AT TROON VILLAGE

The Luckys  
NORTH SCOTTSDALE



Russ  
Lyon

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11314 E Troon Mountain Drive  
WINDY WALK ESTATES

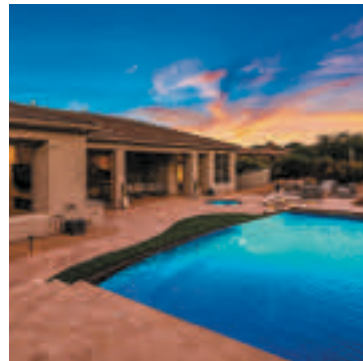
4 Bed + Office + Bonus | 4.5 Bath  
5,106 SQ FT | 3 Car Garage

### Privacy and Quality Finishes

Stunning Windy Walk Estates at Troon Village home has been completely remodeled with on-trend and premium finishes! At over 5,100 square feet, this single level, no interior step home has an open spacious feel. Enjoy up close views to Troon Mountain from the backyard, along with a negative edge pool with spillover and waterfall feature, separate spa, raised patios for lounging, artificial turf, fire pit, built-in barbecue, large covered patio, tumbled travertine hardscape and access to the detached guest house.

The kitchen features modern cabinetry include display tops, stainless steel appliances, butler's pantry, gas stove, stone counters, tile backsplash, center island with seating, and secondary dining seating area with built-in window bench. The family room is open to the kitchen and has a modern electric fireplace with a contemporary tile wall surround, access to a bonus room (perfect studio), large picture window with mountain views and a wet bar with seating, prep sink, and beverage fridge.

The guest house has a sitting area, small kitchenette with sink and mini-fridge, ensuite bath, walk-in closet, and mountain views for your visiting guests!



Laura | Matt | Lisa

The Luckys  
NORTH SCOTTSDALE

When it comes to the North Scottsdale lifestyle and area Real Estate, The Luckys are proud to be the eminent source for their clients.

With 100s of millions of dollars in sales under their belts, The Luckys are honored to be reputed as the most proficient and skilled in the industry.

*Synonymous with fine properties*



Russ Lyon

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Lisa 602.320.8415 | Matt 480.390.0445 | Laura 480.390.5044 | Lucky@RussLyon.com

View our luxury listings at LisaLucky.com

7669 East Pinnacle Peak Road, Suite 110 | Scottsdale, AZ 85255

