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COLDWELL BANKER

INCLINE VILLAGE REALTY

746 Eagle
Incline Village, NV
$1,399,999

New Lake View Home on Creek / Backs to USFS land

Coveted Eastern Slope location in Incline Village. Very private back yard setting, truly one of a kind. This new home is now under construction and scheduled for completion April/May 2003. Property backs to a year round stream with lush vegetation & moss covered granite boulders. Plans feature open beamed ceilings throughout the great room with open living, dining and kitchen, all with good lake views and superb southern exposure. The living area features a large honey ledge stone hearth Xtrordinair fireplace. The living area opens to an East facing deck perfect for morning sun. There is a separate wrap around deck off of the dining area with glass rails which overlooks the adjacent creek and has spectacular lake views. Adjacent to the dining area is a 250 bottle wine cooler. The spacious master suite features a large bath with spa tub, separate steam shower & a walk-in closet. Finishes include cedar siding in "Old Tahoe" brown with heavy beam accents, cinnamon colored wood windows & composition roofing. Interior finishes include slab granite kitchen counters, knotty alder cabinets, limestone baths, tile floors and radiant (in-floor) heating. Call for complete finish details.

M. Trevor Smith

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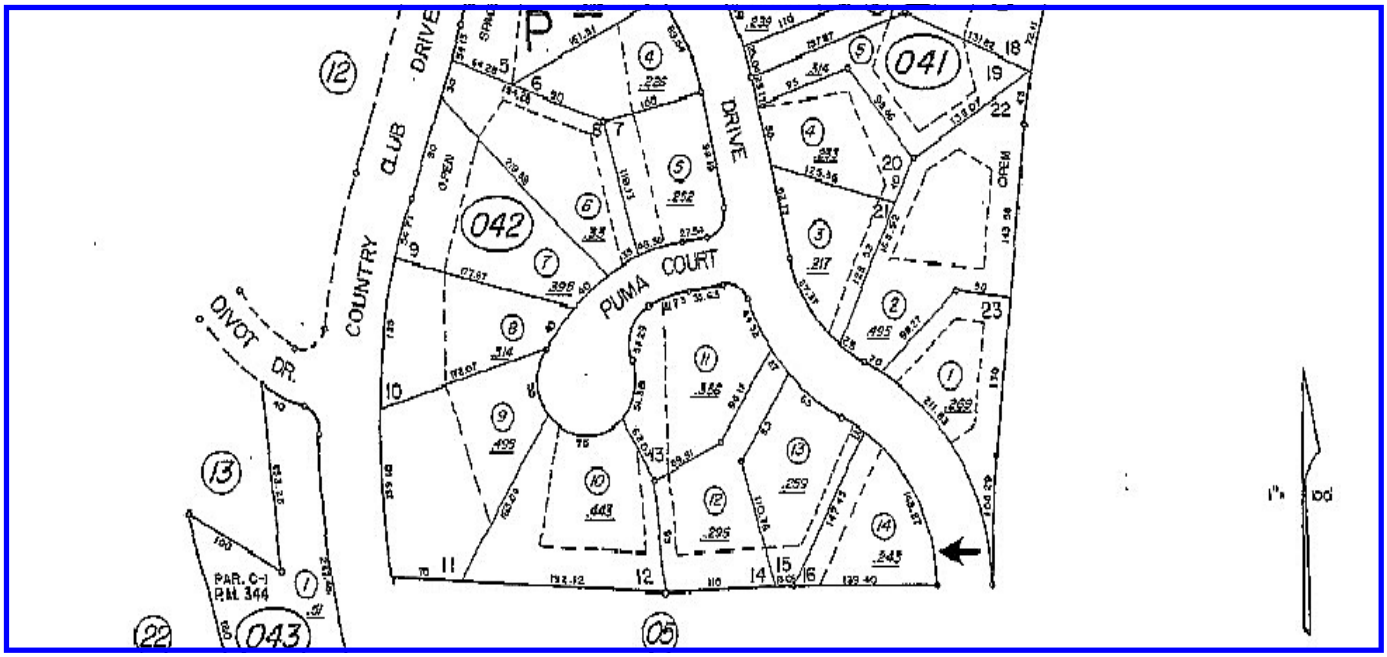
746 Eagle



FEATURES

- The most spectacular setting on a year round creek
- Backs to several US Forest Service Parcels
- Brand new, under construction
- Plan features 3 bedrooms + family room, 3.5 baths, 2 car garage
- Great sun, southern exposure and lake views from living area
- Two decks, one overlooking the creek
- Low traffic location

DETAILS

- Approximate square footage: 3,200*
- Heat: natural gas, in-floor (radiant)
- Year Built: 2002*
- Lot size: .24 acre,*
- Current taxes: $9,183.17*
- Assessors parcel number: 128-042-14
- Legal description: Lot 16, Block P, Incline Village #3

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CONTACT

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* IF SQUARE FOOTAGE IS A CRITERIA OF BUYER (S) DECISION TO BUY, BUYER TO VERIFY
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