# 10742 E. Gelding Dr. | Scottsdale, AZ 85255

## PROPERTY FEATURES

### By the Numbers

- 2,551 sq. ft.
- 3 bedrooms, plus office
- 3 bathrooms

### Systems

- New roof - 2020
- HVAC – variable speed, Lennox - 2020
- Solar panels – owned, 11.88 kW

### Highlights / Special Features

- Designer metal front door
- Accent wall in entry, smooth walls
- 2x4 ceramic tile floors - linear
- Plantation shutters
- LED lights, new switches & lighting fixtures
- Smooth walls
- PEX all throughout – all new plumbing
- Anderson windows throughout
- Solid, 8ft. doors throughout

### Kitchen

- Quartzite island, waterfall edge, seating for 6
- Quartz counters
- European bifold upper cabinets
- LG refrigerator - 2024
- Pantry
- 2 beverage refrigerators
- Built-in microwave
- ZLINE 6 burner griddle
- Range hood – stainless steel
- Glass subway tile backsplash
- NanaWall pass-through window
- Modern chandeliers over island
- RO system (refrigerator too)

### Family Room

- 6 ft. gas linear fireplace with backlighting
- Quartz mantle
- 16 ft. accordion door system

### Office

- Barn doors
- Light and bright
- Located in front of home

### Primary Bathroom

- Floating cabinets
- Shower – zero entry w/ linear drain
- Free-standing tub
- Vanity plus dual sinks, hair drying station
- Toto toilet – automatic
- Spacious master closet

### Bed 2 - Ensuite

- Shower – zero entry w/ linear drain
- Floating sink
- Wall-hung toilets

### Bed 3 - Ensuite

- Shower – zero entry w/ linear drain
- Floating sink
- Wall-hung toilets

### Garage

- Epoxy floors
- Cabinet system w/ workbench
- Split AC (2020) - air-conditioned
- Tankless water heater
- Salt water softener
- Storage cages ceiling
- LiftMaster wall-mounted engines

### Backyard

- New irrigation system
- Pool – built by Emerald Pool and Spa - 2020
- Baha step, water feature, heated pool
- Hot tub – infinity edges - 2020
- Travertine tile flooring
- Sitting area w/ fire pit
- Synthetic grass
- Alumawood pergola
- Gas heater in patio ceiling
- Pizza oven - gas
- Gutter system
- View fencing
- Mountain and city light views!