

Provided as a courtesy of
CASSANDRA LEE
 RED ROCK REAL ESTATE
 90 E 100 S
 St George, UT 84770
 Office - (435) 272-6097
cassandra@yourstgagent.com
<https://clee.remaxstgeorge.com/>
 License #: 7866997 SA00



Office Listing #: No **List Price/SqFt:** 372.27 **Possession Date:**

Short Sale Status: No

Geo Lat: 37.076207 **Geo Lon:** -113.544453 **Cross Street:** Cliff Point
County: Washington **Subdivision:** STONE CLIFF **Tax ID:** SG-SCF-10-1030
Total Taxes: 9,224.13 **Tax Year:** 2020 **Elementary Schools:** Crimson View Elementary
Intermediate Schools: . **Jr. High Schools:** Crimson Cliffs Middle **Sr. High Schools:** Crimson Cliffs High

Listing Class: Single Family **Basement SqFt:** 4,552 **Main SqFt:** 3,828
Upstairs SqFt: 0 **Other SqFt:** 995 **Total SqFt:** 9,375
Master Bedroom Level: 1st Floor **Total Bedrooms:** 7 **Den/Office:** Yes
Total Bathrooms: 8.50 **Formal Dining Room:** Yes **Year Built:** 2013
Levels: 2 **Lot Dimensions:** **Lot Irregular:** No
Lot Acres: 0.61 **Garage Capacity:** 3 **Garage Type:** Attached
Garage Size SqFt: **Carport Capacity:** 0 **Carport Type:** None
Total Dues/Fees: 235 **Assoc Dues Period:** Monthly

Seller Concessions: **Sold Price/SqFt:**

Public Remarks: Beautiful Views! This home is one of a kind. From the moment you walk up to the front door, you know you are seeing something very special. From the stunning craftsmanship you notice right away beautiful hardwood, Kitchen featuring Wolf & Sub Zero appliances, with butlers pantry and addtl kitchen pantry, Full formal dining room, plus an elegant large Living Room. Click MORE on the left.

Directions: East on 1450 So., Turn into Stone Cliff. Take the third exit on the round about. Rt on Cobalt. Second street from the top is Jade Drive. Turn right and go to 1901 Jade Drive. There is no sign.

Assoc Dues Include: Clubhouse; Gated; Pool; Private Road; Tennis Courts
Construction: Built & Standing
Foundation/Basement: Basement; Basement Entrance; Slab on Grade; Walkout
Exterior: Stucco
Roof: Flat
Garage/Parking: Attached; Extra Depth; Extra Width; Garage Door Opener

Utilities: Culinary, City; Dixie Power; Natural Gas; Sewer
Land Description: City View; Paved Road; Secluded Yard; Sidewalk; Terrain, Flat; View, Mountain; See Remarks
Water: Culinary
Pool: Fenced; In-Ground; Private
Heating: Natural Gas
Air Conditioning: Central Air

Inclusions/Features: # Fireplace(s): 5; Alarm/Security Sys; Bath, Sep Tub/Shwr; Built in Barbecue; Casita; Ceiling Fan(s); Central Vacuum; Deck, Covered; Dishwasher; Disposal; Fenced, Full; Fireplace, Masonry; Garden Tub; Hot Tub; Landscaped, Full; Microwave; Mother-in-Law Apt; Outdoor Lighting; Oven/Range, Built-in; Patio, Covered; Patio, Uncovered; Range Hood; Refrigerator; Sprinkler, Auto; Sprinkler, Full; Walk-in Closet(s); Water Softner, Owned; Water, Rvrse Osmosis; Window Coverings; Window, Double Pane
Showing Instructions: Call Agent/Appt; Listing Agt has Key; See Remarks
Zoning: Residential
Terms of Sale: 1031 Exchange; Cash; Conventional
Renting: Rentable, Restrictions May Apply

Room Name	Level	Length	Width	Area	Remarks
Kitchen	Main				
Living Room	Main				
Dining Room	Main				
Family Room	Main				
Master Bedroom	Main				
Office	Main				
Bedroom	Main				Master & 1 bedroom & Casita are on the main
Bedroom 4	Basement				Beds 4-7 are down. All have private en-suite baths

Room Name	Level	Length	Width	Area	Remarks
Laundry	Main				2 Laundry Rooms - Up and Down
Three-Quarter Bathroom	Basement				Pool entrance has it's own bathroom
Theater Room	Basement				
Storage Room	Basement				Massive storage room
Bedroom 3	Main				Detached Full Casita
Office	Main				2nd Office/Craft room
Laundry	Basement				

List Price: 3,490,000