

Features & Upgrades

2605 Lerma Court

Sparks, NV 89436

Interior:

- Open single story floorplan with high ceilings
 - Largest floorplan in subdivision
- Continuous LVP flooring
- Water heater replaced (2023)
- New double pane vinyl windows
- Elegant Kitchen
 - Large kitchen island and breakfast bar
 - Custom hardwood cabinets
 - Under cabinet lighting installed
 - Granite countertops
 - New tile backsplash
 - Corner pantry w/shelves and lighting
 - Butler station with matching cabinets/counters
 - Stainless Steel Appliances:
 - LG French door refrigerator
 - LG Thin Q convection gas range/oven
 - LG Thin Q microwave
 - KitchenAid dishwasher
- Primary Suite
 - Double sinks
 - Soaking tub & extended shower
 - Walk in closet
 - Private entrance into the backyard
- Hall/Guest Bathroom
 - Double sinks
 - Separate water closet/shower
 - Updated mirrors & decorative shower
- Smart Features
 - Video doorbell & garage door controls
- General
 - Ceiling fans in all bedrooms
 - Laundry room with cabinet storage
 - Updated lighting fixtures
 - Stained glass light fixture in entry
 - Plantation shutters in great room
 - Gas fireplace in living room
 - Built-in closet organization in bedrooms
 - Upgraded outlets with USB connections

Garage/Driveway

- New concrete driveway (2025)
- Extended driveway to RV parking
- Enclosed, insulated, & finished 3 car garage
- Epoxy coated single bay garage
- Built-in storage shelves/cabinets
- Attic storage above garage w/ pulldown ladder and lighting (≈144 sq ft)

Exterior - Backyard

- Covered outdoor entertaining space (2019)
 - Fully permitted 668 sq ft covered patio
 - Ceiling fan
 - Recessed lighting
 - Retractable shades
 - Gutters/underground drainage
 - Built-in outdoor kitchen
 - Vermont Castings BBQ
 - Stainless steel fridge
 - Granite countertops
 - Cabinet storage
 - Entertaining & gathering space
 - Spa (negotiable)
 - Outdoor lounge set (negotiable)
 - Gas firepit (negotiable)
- Large mature lawn/recreation area (≈2700 sq ft)
- Raised flower beds & trees with drip system
 - Potatoes, tomatoes, peppers, cucumbers
 - 2 Apple trees
 - ≈10 Planter pots w/drip system
- Retaining wall behind east RV pad w/planters
- Storage shed (10' x 8')

RV, Boat, & Toy Parking (3 separate pads)

- Northeast lot ≈50' x 12'
 - Driveway access
 - Sq ft only includes space behind fence
- Southeast lot ≈54' x 34'
 - Massive lot with street access
- Southwest lot ≈14' x 24'
 - Smaller lot with street access

Features & Upgrades Continued

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Exterior – Front Yard

- Beautiful low maintenance hardscape/landscaping
 - Retaining walls
 - Paver steps & walkways
 - Front seating/gathering area
 - Upgraded front lighting
 - Desert bushes/landscaping
 - Minimal watering & automatic drip system

Location

- Extended corner lot
- Low traffic cul de sac
- Cimarron Master Planned Community
- Access to Shopping/Recreation
 - Savemart 1.7 miles/5 mins
 - Winco 1.8 miles/5 mins
 - Red Hawk Golf Course 2.1 miles/5 mins
 - Lazy 5 Regional Park 4.4 miles/11 mins
 - Costco 6.6 miles/15 mins

THE DAN SMITH GROUP

DICKSON

R E A L T Y

For any additional questions, please contact Dan Smith at 775-313-3598. Thank you!