

Features & Upgrades

6581 Voyage Drive

Sparks, NV 89436

Gourmet Kitchen

- Chiseled edge quartzite countertops (single slab)
- Elegant Vent-A-Hood® range hood
- Professional-grade 6-burner DCS® cooktop
- GE Monogram® dishwasher with matching cabinet front & interior lighting
- Smart Samsung french door refrigerator
- GE built-in oven and microwave
- Extra deep Native Trails® hammered nickel plated copper sink
- Instant hot water faucet
- Pull-out drawer for pots and pans
- Chevron-pattern porcelain wood-like tile

Primary Suite

- Private suite separated from other bedrooms
- Custom sliding barn door to primary bathroom
- Diamond quartzite countertop (single slab)
- SunTouch radiant heat flooring with programmable timer in bathroom & closet
 - Premium porcelain tile
- Dual vessel sinks
- Built-in shelving in walk-in closet
- Secure Sentry safe in closet
- Hidden storage behind water closet door
- Soaking tub
- Solid oak ¾" flooring in bedroom

Guest Bathroom

- Diamond quartzite slab countertop
- SunTouch radiant heat flooring with programmable timer (premium porcelain tile)
- Dual vessel sinks

Smart Features

- Smart lighting (phone & voice control options)
- Wi-Fi thermostat with remote climate control
- Smart Samsung refrigerator
- Chamberlain MyQ garage door system
- Integrated security system with cameras, video doorbell, monitor, and control panel included

Living & General Interior

- Multiple common areas for entertaining/gathering
 - Formal dining, living, and family rooms
- Solid oak ¾" floors in dining, living & family rooms
- Elevated 10-foot tray ceilings
- Heat & Glow fireplace with custom granite facing and remote controls (flame, temp, lighting)
 - Fireplace ventilator heats entire home
- Custom double mantel
- Built-in entertainment cabinetry with granite finishes
- Upgraded light fixtures throughout
- Circulating hot water pump
- Central vacuum
- Upgraded hallway & dining/pantry storage cabinetry
- Energy star rated home
- Ductwork installed in soffits for energy efficiency

Laundry

- Samsung FlexWash™ washer & Flexdry™ dryer
 - Wash/dry 2 loads simultaneously
- Deep undermount hammered metal laundry sink
- Wall mounted organization system
- Cabinetry and hanging dryer line
- Built-in ironing board
- Chevron-pattern porcelain wood-like tile

Three Car Tandem Garage/Workshop

- Keyless entry at garage man door
- Epoxy-coated flooring (2016)
- Chamberlain garage door opener (2024) with MyQ smart system
- Heavy-duty ceiling winch for storage
- Whole-home water softener & filtration system
- Custom built-in heavy duty storage racks

Outdoor Living & Entertaining Patio

- Year-round covered patio
 - Engineered w/2 columns for max views
- Outdoor kitchen with granite countertops
- Raised bar seating area
- Built-in natural gas BBQ & mini fridge (flip page →)

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Outdoor Living & Entertaining Patio (Continued)

- Outdoor gas fireplace with masonry surround
- Stamped concrete patios and walkways (full perimeter)
- Large Jacuzzi hot tub
- Additional seating areas & decorative lighting
- Designed for four-season enjoyment
- Backyard opens to HOA open space
- Privacy trees behind fence maintained by HOA
- Walkway across natural wash for added privacy

Landscaping & Exterior

- Low-maintenance landscaping on drip irrigation
- Raised garden beds on drip system
- Rock water feature plumbed to drip system
- Storage sheds (2) included in purchase price as personal property
- Private & secure front courtyard
- HOA approved wrought-iron security gate
- Video doorbell outside courtyard entry
- Extended driveway for additional parking
- Full gutter and drainage system installed
- Energy-efficient 6" exterior walls

Location

- Backs to HOA common area w/trees & walkway
- No rear neighbors
- Wingfield Springs Community Association
- Access to Shopping/Recreation
 - Golden Eagle Sports Complex 1.2 miles/3 mins
 - Raley's 2.2 miles/5 mins
 - Red Hawk Golf & Resort 1.8 miles/5 mins
 - Winco 4.3 miles/10 mins
 - Costco 5.8 miles/13 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!