



Montreux Reno Real Estate Representative

EDAWN: ECONOMIC DEVELOPMENT AUTHORITY.

Greetings!

Dear,

The cold weather has arrive and with it plenty of snow. I wish you all a Happy Holiday Season and would like to thank you for your support this last year. Welcome to all the new home buyers and please know I am always there for you.

It is snowing as I write this email to all of you and we are more than likely going to have a white Xmas. In January I will send you an update on 2019 sales which I do know have been great in the Reno area. October, November and December have been very busy and I do believe a good time to put your home on the market to sell. inventory is low so demand is up.

Mortgage rates have been very low since the spring. The average rate on the 30-year fixed has hovered between 3.6% and 4% since June, giving buyers more purchasing power and helping to reignite the heat under home prices.

Montreux, this year has had 40 sales , 3 are pending and only 10 homes active on the market at present.

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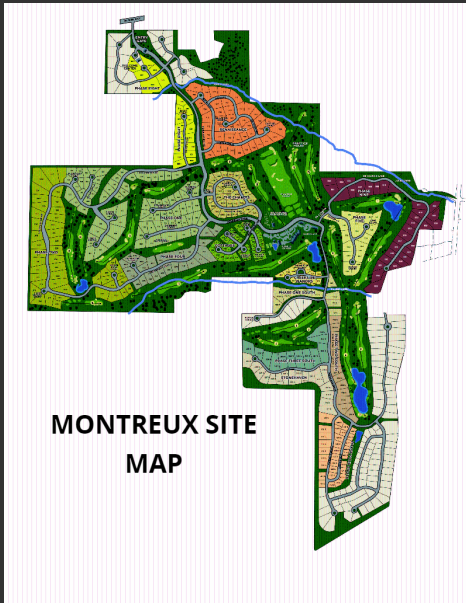


HAPPY HOLIDAYS TO ALL

Carpe Diem – Latin Proverb. “Seize the moment”

“The best way out is always through.”- Robert Frost.

“You must be the change you wish to see in the world.”
— Gandhi



SURROUNDING SKI RESORTS

HOMES AND LOTS FOR SALE



Address: 200 Black Pine Drive

Price: **\$782,500 SOLD**

MLS #: 190008273

This beautiful home is nestled in the Pine's in Galena Forest Estates on almost half an acre. Wake up in the morning to the smell of fresh mountain air and the smell of Pine trees. Single level open floor plan with steps up to the main level from the garage that includes a Dumb waiter for all grocery bags to be lifted directly into the kitchen. The two car garage has a hydraulic car lift



Address: 6220 Rouge Drive

Price: **\$4,100,000**

MLS #: 190006656

This exceptional luxury home is a rare Montreux treasure. Located on 2+ acres, it backs up to Jones Creek and a majestic 77-acre meadow. Open-concept plan w/ downstairs Master. 3 Ensuite Bedrooms, Gym, Office, and Family Room. Large Game & Bonus Rooms could easily be converted to additional bedrooms. Distinctive custom finishes throughout.

for a 3rd car to rest. The marble floors in bathrooms have heated floors, with a steam shower and a huge walk in closet in the Master.



Address: 5860 Lausanne Drive

Price: \$2,799,000

MLS #: 190004870

This is a rare opportunity to purchase a magnificent estate home on the 15th fairway at Reno's Montreux Golf and Country Club. 5 Bedrooms, 5 Bathrooms and a 4 car garage. 7,067 sq ft. estate, including expansive wood-framed windows, stunning landscape and golf course views are enjoyed from every window. The upstairs living spaces open up to private balconies that put you high among the pine trees - an ideal spot for a glass of wine or a good book. The downstairs office is another perfectly designed space with a custom coffered ceiling and built-in bookcases, a one of a kind fireplace and superb golf course views.

Garage space can harbor an RV + up to 7 other vehicles. Large covered balcony & pristinely landscaped backyard bring the outdoors and the 360 degree views will take your breath away!



Address: 5635 Foret Circle

Price: \$5,500,000

MLS #: 190010930

This luxury estate is perfectly situated on the most desirable lot in Montreux, and is on the finest cul de sac. The views from this home are absolutely incredible and include the 13th green, 14th & 15th fairways, the majestic Sierras, and tall pines throughout. 4 bedroom suites, including his and hers offices adjoin. In addition, the master wing features a coffee bar & refrigerator, private deck & yard access, dressing room, sauna, fireplace, jetted tub, large steam shower, 2 walk in closets & a fireplace. Game room with theater, bar, and 2000 bottle wine cellar. With garage space for 4 cars and a separate golf cart garage, this estate is a must see.



Louise Simpson

OLIVER

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