

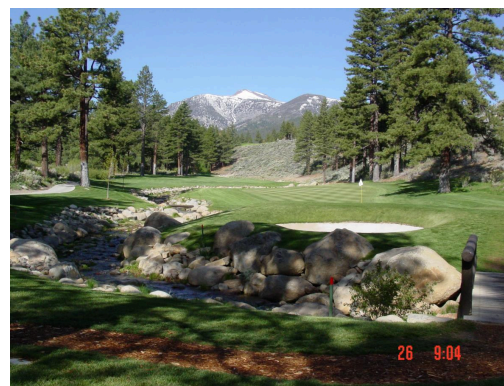
SHARE:

[Join Our Email List](#)

June 2021



**MONTREUX GOLF & COUNTRY CLUB  
AND SURROUNDING AREAS OF RENO,  
NEVADA**



## **EDAWN: ECONOMIC DEVELOPMENT AUTHORITY**

### **Greetings!**

Reno has become the top state with the highest share of cash sales in the nation so far this year. 51% of home sales in Reno where cash sales. Nationwide, the share of cash sales was 20%. This speaks for itself on our market here in Reno where cash is king and homes sell in days, or even hours, and usually have multiple offers.

### **Quick Links**

TAX ADVANTAGES OF MOVING TO NEVADA  
[City of Reno](#)  
[Renoairport.com](#)  
[Visit Reno Tahoe](#)  
[Reno Is Artown](#)  
[Nevada Art](#)  
[Reno Philharmonic](#)

**MONTREUX/RENO UPDATE**

Incline Village and Crystal Bay closed this spring by tripling its medium home price as Lake Tahoe's hot luxury market shows no sign of abating. The medium home sale in Incline was \$2.53 million. People are choosing to live in Nevada because our friendly tax environment as well as moving away from the big cities due to the pandemic, offering many the ability to telecommute. Homes priced at \$2 million or more accounted for 40% of home sales in April, up from zero sales a year ago when the pandemic froze the luxury market.

Have a wonderful 4th of July and be safe.

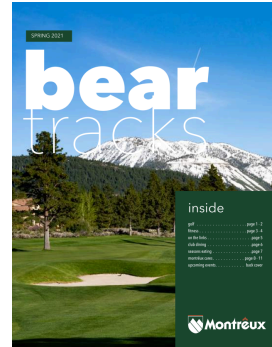
Please find attached an update on Sales in our area and Active listings which are once again minimal.



If you would like more information please do not hesitate to email or call me at [louise@montreuxreno.com](mailto:louise@montreuxreno.com) 775-750-1901.

Nevada Discovery Museum  
US National Weather Service Reno  
Nevada

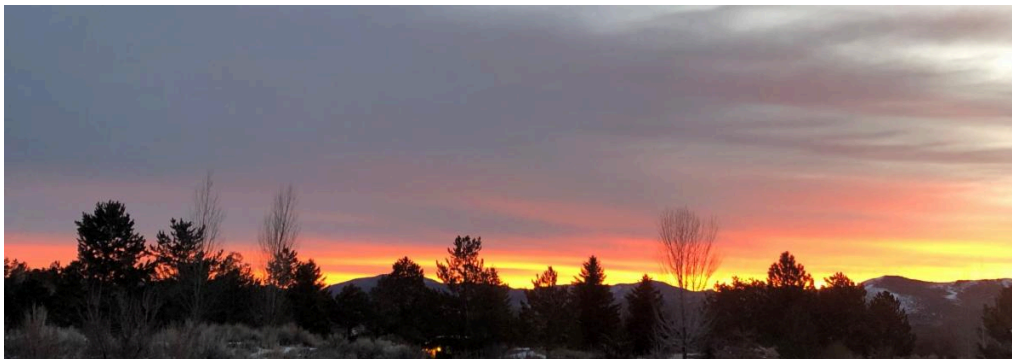
**CLICK ON MONTREUX NEWSLETTER BELOW TO READ**



**Montreux Sales, Sold, Active & Pending:  
June 2021**

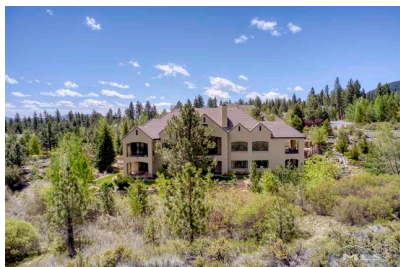
**Galena Forest Estates, St James and  
Scotch Pines, Sold, Active & Pending:  
June 2021**

**Vacant Land June 2021**



Mount Rose at Sunrise

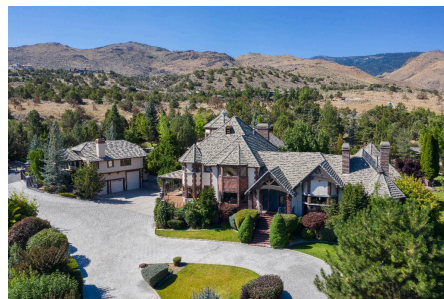
## HOMES AND LOTS FOR SALE



**Address: 5775 Lausanne Drive  
Montreux Golf & Country Club**

**Price: \$ 5,549,000**

This home has Incredible views in a private, exclusive, guard gated community at Montreux Golf and Country Club. Enjoy the mountain views and flowing creeks. This is the perfect home for family and entertaining with gourmet kitchen, fully equipped built in BBQ, large wine cellar, game room, large theater room, outdoor fireplace and top of the line large screen outdoor TV. The large Master Suite is its own private retreat for the homeowner with fabulous fireplace, sitting area, and view capturing balcony. Master bath has



**Address: 4259 Plateau Road  
Caughlin Ranch Area**

**Price: \$ 2,8000.00**

**MLS #: 210008466**

This property has all the amenities one could wish for - it is a lifestyle. With masterfully accomplished construction, spectacular city skyline views, privacy and security behind the 2 iron gates. Secluded on 2.40 artfully landscaped acres, the main home consists of 4 bedrooms, 4-1/2 baths, superbly designed for a smart, flowing floorplan with generously sized rooms, high ceilings and many custom enhancements. The guest home has a kitchen, family room

beautiful granite, large tub, in mirror tv, heated floor, and oversize master closet. The 4 car plus garage is perfect for the car enthusiast. The home boasts all high end finishes with custom cabinetry, hardwood floors, iron work, and stone. A top of the line sound system throughout provides an incredible listening experience paired with a Crestron system allows simple hand held control. Bonus room allows perfect space for a workout area or playroom. Montreux membership is included with home, Buyer is to pay transfer fee.



**5800 Lausanne Drive**  
**Montreux Golf & Country Club**

**Price: \$ 2,500,000**

SOLD

**MLS#: 210007009**

Located in Montreux Golf and County club, this beautiful custom single-story home was designed by Gail Ritchie and built by Lakecrest Builders. On Lausanne drive with 0.95 acres that adjoins the 15th fairway. 3 bedrooms, 2 bathrooms and 1 1/2 bath. Has an attached art studio or office with access from inside and outside. Library which could be turned into a theatre. Off the kitchen is a sunny, light

with fireplace, 2 bedrooms, 2 baths. Besides the media room and separate family room with kitchen access, there is a massive lodge-style gathering room with linear fireplace and wet bar, for any variety of happy occasions. From there a secret loft/observatory and outdoor star-gazing tower offer spectacular sky views and of down town Reno. The luxurious elevator provides extra convenience for a home of this scope. Swimming pool, hot tub, batting cage and an enclosed gazebo. Main house of 7,130 sq. ft. plus guest house of 1,304 sq.ft. 6 garages of which one is a 42" deep RV garage. Call listing agent for a private tour today.



**Montreux Golf & Country Club**

**5610 Mont Blanc Court**

**Price: \$4,449,000**

**MLS #: 200014990**

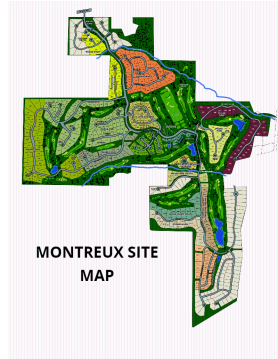
5 Bedrooms, 6 full bathrooms and 1 half bathrooms. 8 garages for all those car fanatics. Nestled in an exclusive Montreux cul-de-sac, this distinctive brick home offers 7 deluxe garage bays, plus turn-key RV storage. Numerous improvements abound, including a Family Room addition & a dazzling Master Closet. Separate multi-generational apartment above garage and 750-bottle Wine Room below. Highly

solarium to enjoy your breakfast in the morning. 3,650 sq ft with hardwood flooring, and ceramic tile. Beautiful water feature, fully landscaped with an art studio that could be converted into 3-car garage. Lots of room in the garage for golf cart. HOA amenities includes 24/7 Guarded Gate and 24/7 Roving Patrol.

#### MONTREUX/RENO UPDATE

upgraded Gourmet Kitchen with Sub-Zero fridge, Wolf Range, Monogram ovens & Miele dishwasher. Master on main level, second Master upstairs. Backyard is private and serene. A must see.

#### [Montreux Memberships 2021 Pricing](#)



Montreux Bear



#### Louise Simpson

Montréal Specialist and Mt. Rose Corridor  
Corcoran Global Living  
Louise@montreuxreno.com  
Licensed Associate Real Estate Agent  
S. 0070359

Cell: 775-750-1901  
www.montreuxreno.com,

