



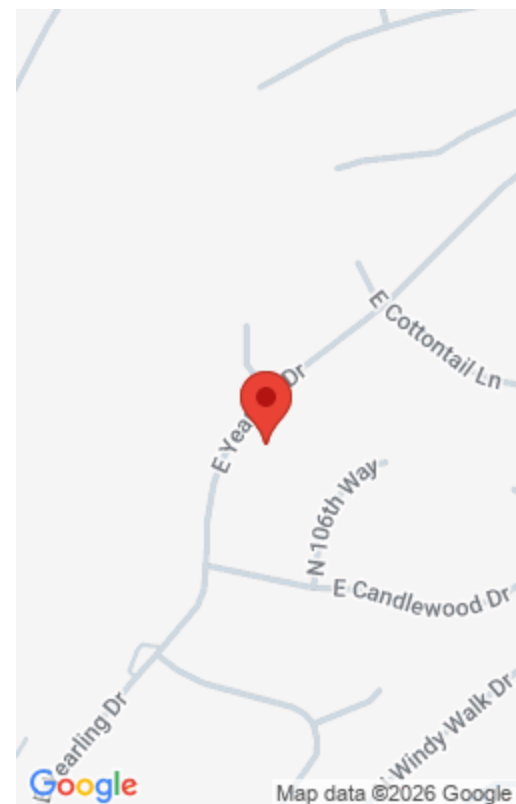
\$3,575,000

**10637 E YEARLING DRIVE, SCOTTSDALE, AZ
85255**

<https://posterity44.com>

Thoughtfully updated desert contemporary in the guard-gated Windy Walk Estates of Troon Village. This 5,474 sq ft home sits on a beautifully landscaped $\frac{3}{4}$ -acre lot with a timeless stacked-stone facade, clean lines, soaring ceilings, and curved walls that maximize dramatic Pinnacle Peak and Troon Mountain views. The light-filled living room features floor-to-ceiling butted-glass windows, coffered [...]

- 4 beds
- 5 baths
- Single Family Residence
- Residential
- Active



Basics

Category: Residential **Type:** Single Family Residence
Status: Active **Bedrooms:** 4 beds
Bathrooms: 5 baths **Lot size:** 29358 sq ft
Year built: 2004 **Subdivision Name:** WINDY WALK ESTATES LOT 1-154 TR A
Bathrooms Full: 4 **Lot Size Acres:** 0.67 acres
County: Maricopa

Building Details

Building Area Total: 4768 sq ft **Construction Materials:** Stucco, Wood Frame, Painted, Stone
Architectural Style: Other **Sewer:** Public Sewer
Heating: Natural Gas **Stories Total:** 2
Roof: Foam

Amenities & Features



Laundry Features: Inside

Flooring: Carpet, Stone, Wood

Parking Features: Garage Door Opener, Extended Length Garage, Direct Access, Over Height Garage, Separate Strge Area

Garage Spaces: 3.5

Appliances: Dryer, Washer, Water Softener Owned, Reverse Osmosis, Refrigerator, Built-in Microwave, Dishwasher, Disposal, Gas Cooktop, Water Purifier

Lot Features: Adjacent to Wash, East/West Exposure, Sprinklers In Rear, Sprinklers In Front, Desert Back, Desert Front, Auto Timer H2O Front, Auto Timer H2O Back

Spa Features: Heated, Private

Exterior Features: Private Street(s)

Cooling: Central Air, Ceiling Fan(s), Programmable Thmstat

Pool Features: Fenced, Heated

Fencing: Block, Wrought Iron

Fireplace Features: Two Way Fireplace, Exterior Fireplace, Family Room, Living Room, Gas

Water Source: Public

Interior Features: Walk-in Pantry, High Speed Internet, Granite Counters, Double Vanity, Upstairs, Eat-in Kitchen, Breakfast Bar, Central Vacuum, Wet Bar, Kitchen Island, Full Bth Master Bdrm, Separate Shwr & Tub, Tub with Jets

Window Features: Solar Screens, Dual Pane

Patio And Porch Features: Covered Patio(s), Patio

Fireplaces Total: 3

Fees & Taxes

Association Fee Frequency: Annually

Association Fee Includes: Maintenance Grounds, Street Maint

School Information

High School District: Cave Creek Unified District

Middle Or Junior School: Sonoran Trails Middle School

Elementary School: Desert Sun Academy

High School: Cactus Shadows High School

Elementary School District: Cave Creek Unified District

Miscellaneous



Cross Street: Happy Valley & Alma School **Listing Terms:** Cash, Conventional
Special Listing Conditions: N/A

Courtesy of

List Office Name: Russ Lyon Sotheby's International Realty

