

Property Features

GOLDIE BROWN PINNACLE PEAK RANCH | 27401 N 112TH STREET | NORTH SCOTTSDALE

Private Entry Gate, Drive and Security Systems:

- Private electric entry gates with Watchman W450 brand keypad access & integral camera (New 2021)
- Approximately 2,000 feet of paved asphalt private driveway. Concrete drive from cul-de-sac to the top of the hill for durability
- Steel welded perimeter fence panels on South and East sides, previously used to fence the former Taliesin Gates development near Frank Lloyd Wright's Taliesin West.
- Seven CCTV cameras located strategically on the exterior of the home to monitor and record activity.
- Two ADT electronic centrally monitored security systems (one for the main house and one for the guest quarters)
- Fire sprinklers throughout
- Two inch commercial grade fire hose, nozzle and connection located in the corner adjacent the A/C units on North side of home for fire department use if required
- Access to the property is via a private access easement and is controlled by the private gate located at the intersection of 111th St. and Pinnacle Vista Drive (access shared by only one other separate 5-acre lot, currently owned by the Seller)

Exterior:

- Coated concrete driveway with sandblasted/stained pattern at front entry
- Stucco over insulating foam and wire lath painted in 2017 with Sherwin-Williams Duration latex paint, one of the highest rated in durability to wind, rain and sun by consumer report
- Cantilevered steel shade trellis around perimeter of house above windows and patios; coated with two-part catalyzed polyurethane automotive paint.
- 2' x 2' square snapped Rosa flagstone on ground floor, at entry, patios, and pool area, stone was quarried in Ashfork, Arizona
- Built up asphalt flat roof with Henry's white 100% acrylic elastomeric reflective top coating;; roof meticulously maintained with this product at regular intervals. (New coat 3/2022)
- Extensive use of native desert landscaping with other plant varieties used for color and texture
- Massive boulders used for landscape accent



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- Large grass play area enclosed with contemporary architectural steel fence on the NE side of the home for kids and pets with two adjacent Flagstone covered patios
- Separate 20' x 5' covered dog run enclosed with contemporary steel fence adjacent the yard.
- Exquisite custom steel and stone sculpture by pool
- Autumn Harvest color 1' x 1' square slate stone on all fireplaces.
- Decorative contemporary pots used for accent plants and cactus

Windows and Doors:

- Extensive use of floor to ceiling glass to enhance views in all directions from every room
- High performance bronze 1 inch commercial quality insulated windows
- Nine foot interior solid core commercial-grade doors in select white maple. Many of the doors and wood sections are book matched for uniformity of appearance in the highest quality

Garage:

- Architectural aluminum and sandblasted, dual pane glazed glass rollup doors
- Four car, extended bay with windows, 2 large closets, and 220 volt service
- Epoxy floors
- Full bathroom
- Independent MasterCool Evaporative Cooler
- Extra garage door opening to large covered and open storage behind the garage
- Steel and aluminum workbench and wall storage

Interior:

- 7,840 livable square feet
- Extensive spans of floor to ceiling glass to optimize the panoramic views
- 6 bedrooms or 5 bedrooms plus office with walk-in closet
- 6 1/2 bathrooms, including guest quarters, full pool bath and garage bath
- Two wet bars - exercise room and family room
- Exquisite 3,600 bottle wine cellar and tasting room with heart redwood wine racks (normal air conditioning only)



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- Private custom, terraced movie theater
- Select white maple custom cabinets
- Select white maple wall millwork
- Solid maple wall caps with chamfered/beveled edges at stairways
- Polished commercial grade chrome door lever sets on all doors and four (4) heavy duty commercial ball bearing door butts/hinges per door
- Neutral tone Rosa Sarde Italian polished granite countertops throughout
- Four autumn harvest color slate clad masonry fireplaces in living room, family room, owner suite, and guest wing
- 2' x 2' square snapped native flagstone flooring throughout the home. Quarried in Ash Fork, Arizona, the material is truly warm yet also contemporary as a square geometric shape
- Ceiling heights of 9 to 16 feet
- Viking and Subzero appliances (Viking new 2013)
- Owner's bath features granite, flagstone, oversized jet tub with glass block, flagstone and granite surround, and commercial grade wet sauna
- Rosa Sarde square flamed granite 1' x 1' accent medallions inset into the flagstone flooring at strategic locations throughout the house
- 1/2 inch thick solid tempered glass half walls in foyer and piano area round aluminum cap
- German made Grouse faucets with ceramic seats and Moen dial type shower controls used extensively
- Ceramic tile showers with glass enclosures
- Halo brand recessed can lights with satin nickel trim rings
- Approximately 20 Minka Aire multi-speed satin nickel and birdseye maple finished, programmable ceiling fans throughout
- Commercial grade Amerrec wet sauna in the master bath
- Nutone exhaust fans in all bathrooms
- Skylights in master bath and top of main stairway

Pool and Patio:

- Pebble Tec pool and spa has auto-fill and saltwater chlorine generator (not in use) and X-10 brand RF remote control device for pool/spa lights; (Two (2) new pumps 2020)



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- Built-in barbecue with granite counter and sink
- Exterior autumn harvest color slate-clad fireplace
- Ten-foot granite and steel sculpture and water feature with Olympic-like propane flame
- Three exterior spiral staircases around the home
- Exterior pool cabana bath with shower access by spiral staircase
- Flagstone patio and pool deck
- ½ thick tempered glass railings on patio and retaining wall

Electrical/Mechanical/AV

- Two central vacuum systems
- Custom stereo system throughout the home.
- Extensive pre-wiring for expansion of A/V system and interior electronics systems
- Daikin two speed high-efficiency heat pump air conditioning and heating system with variable speed air-handling units with iWave air purifiers, and programmable Nest thermostats, 5 A/H and condensing units total with a ~24 ton capacity; (New March 2021 with 12 year parts & labor warranty)
- Time clocks on two of the 50 gallon high-efficiency water heaters for energy efficiency (New Nov. 2016)
- Electronic irrigation controls
- Existing Cat-5 cable for seven (7) exterior perimeter cameras around the home

Lighting:

- Custom Lithonia dimming light switches with more than 140 interior fixtures to light artwork, create atmosphere and elegance
- More than 100 low-voltage exterior accent architectural grade aluminum lighting systems around the property for driveway, landscape, patios and entry (all on time clocks)



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