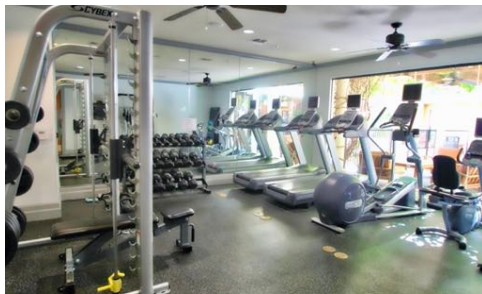




8616 TURTLE CREEK BLVD #405
DALLAS, TEXAS 75225
\$425,000

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EXECUTIVE, RESORT STYLE LIVING IN THIS TURNKEY, LOCK & LEAVE HOME AT THE SORRENTO. IDEAL UPGRADED & UPDATED OPEN FLOOR PLAN B1 PROVIDES A SPACIOUS LIVING, DINING, KITCHEN AND HALF BATH FOR OPTIMAL LIVING WITH TWO SPLIT PRIVATE SUITES. FEATURES INCLUDE: HARDWOOD FLOORS, CAMBRIA QUARTZ COUNTERS IN THE KITCHEN & BOTH BATHROOMS, BLANCO SILGRANIT DEEP KITCHEN SINK, MODERN STYLE KITCHEN CABINETS & HARDWARE, LARGE SUBWAY TILE BACKSPLASH, RECESSED LED LIGHTING, TOUCHLESS KITCHEN FAUCET, RECENT CARPET REPLACEMENT IN BEDROOMS, TRANE HEATING & AIR DECEMBER, 2020; WINE REFRIGERATOR; STAINLESS REFRIGERATOR; WARMING DRAWER; SOAKING TUBS; SEPARATE SHOWERS; SPACIOUS CLOSETS; AND FIREPLACE IN PRIMARY BEDROOM SUITE. COVETED FOURTH FLOOR LOCATION WITH NORTHERN EXPOSURE (NO SOUTHERN OR WESTERN HEAT) WITH ROOFTOP TO SKY VIEWS. THIS HOME HAS THE EXCLUSIVE USE OF TWO SIDE BY SIDE PARKING SPACES AND ~13X6 STORAGE UNIT (VERY LIMITED IN THE BUILDING). AMENITIES INCLUDE: INFINITY EDGE POOL; SPA; CLUB ROOM WITH DINING & KITCHEN, COFFEE LOUNGE, BUSINESS CENTER, FITNESS CENTER, LIBRARY, SKYLINE TERRACE WITH FIREPLACE, AND CONCIERGE SERVICE. THE SORRENTO OFFERS LUXURY LIVING & CONVENIENCE LOCATED BETWEEN PRESTON HOLLOW AND THE PARK CITIES, WITH SO MANY FINE RESTAURANTS & SHOPPING IN CLOSE PROXIMITY, INCLUDING NORTHPARK MALL AND PRESTON CENTER.



AMERICA'S TOP 100 - TOP 1%



RAY MACH
CEO, Broker & Realtor[®]
Historic House Specialist

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Living: 15 x 15 **Kitchen:** 14 x 10
Primary: 13 x 13 **Dining:** 12 x 11
Bed 2: 14 x 11 **Utility Closet:** 5 x 3
Storage S-2: 13 x 6 **Parking:** B74 & B75

Year Built: 2006
Square Footage: 1,288sf/BldPln & Tax
Dallas Schools: PrestonHollow/
 (2020/2021 Year) Franklin/Hillcrest
HOA Dues: \$893.10/Month
Amenities: See Above



The information contained herein is furnished by the owner to the best of his/her knowledge, but is subject to verification by the purchaser, and agent assumes no responsibility for the correctness thereof. The sale offering is made subject to errors, omissions, change of price, prior sale, or withdrawal without notice. In accordance with the Law, this property is offered without respect to race, color, creed, national origin, sex, familial status or disability. This is not intended to solicit property currently listed. All information to be verified by Purchaser prior to closing.