



**\$739,000**

## **44327 ROYAL LYTHAM, INDIO, CA, US, 92201**

<https://scottnewtonrealestate.com>

WOW! Stunning lake, golf & mountain views from this UPDATED home in Heritage Palms. A unique floor plan offering you 2 LARGE PRIMARY SUITES with 2 1/2 baths and a relaxing rear patio spa. Upon arriving to this home, the brick paver driveway and walkway, lead you through to a beautiful leaded glass entry door [...]

- 2 beds
- 3 baths
- Single Family Residence
- Residential
- Active
- 2172 sq ft

### **Basics**

**Category:** Residential

**Status:** Active

**Bathrooms:** 3 baths

**Lot size:** 6534 sq ft

**Subdivision Name:** Heritage Palms Country Club

**County:** Riverside

**Type:** Single Family Residence

**Bedrooms:** 2 beds

**Area:** 2172 sq ft

**Year built:** 1997

**Lot Size Acres:** 0 acres

**Land Type:** Fee



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# Building Details

|                                                                                     |                                                       |
|-------------------------------------------------------------------------------------|-------------------------------------------------------|
| <b>Cooling features:</b> Air Conditioning, Ceiling Fan(s), Central Air, Dual, Other | <b>Building Area Total:</b> 2172 sq ft                |
| <b>Garage spaces:</b> 3                                                             | <b>Construction Materials:</b> Stucco                 |
| <b>Sewer:</b> In, Connected and Paid                                                | <b>Heating:</b> Fireplace(s), Forced Air, Natural Gas |
| <b>StoriesTotal:</b> 1                                                              | <b>Roof:</b> Concrete, Tile                           |
| <b>Foundation Details:</b> Slab                                                     | <b>Levels:</b> One                                    |

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# Amenities & Features

|                                                                                                   |                                                                                                                                                                                                        |
|---------------------------------------------------------------------------------------------------|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| <b>Laundry Features:</b> Individual Room                                                          | <b>Flooring:</b> Laminate, Tile                                                                                                                                                                        |
| <b>Utilities:</b> Cable TV                                                                        | <b>Association Amenities:</b> Tennis Courts, Banquet Facilities, Billiard Room, Bocce Ball Court, Card Room, Clubhouse, Fitness Center, Golf Course, Meeting Room, Other Courts, Management, Pet Rules |
| <b>Fencing:</b> None                                                                              | <b>Parking Features:</b> Direct Entrance, Driveway, Garage Door Opener, Golf Cart Garage, Side By Side, Total Uncovered/Assigned Spaces                                                                |
| <b>Fireplace Features:</b> Gas Log, Glass Doors, See Through                                      | <b>Appliances:</b> Dishwasher, Disposal, Dryer, Self Cleaning Oven                                                                                                                                     |
| <b>Interior Features:</b> 2 Master Bedrooms, Walk In Closet, Quartz Counters, Coffered Ceiling(s) | <b>Lot Features:</b> On Golf Course                                                                                                                                                                    |
| <b>Window Features:</b> Custom Window Covering                                                    | <b>Spa Features:</b> Private, In Ground                                                                                                                                                                |
| <b>Patio And Porch Features:</b> Covered                                                          | <b>Fireplaces Total:</b> 1                                                                                                                                                                             |
| <b>Senior Community:</b> 1                                                                        | <b>Community Features:</b> Golf Course Within Development, Pickle Ball Courts                                                                                                                          |

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# Fees & Taxes



**Association Fee Frequency:** Monthly **Association Fee Includes:** Cable TV, Clubhouse  
**Association Fees:** \$600

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## Miscellaneous

|                                        |                                             |
|----------------------------------------|---------------------------------------------|
| <b>Road Surface Type:</b> Asphalt      | <b>CrossStreet:</b> Muirfield Dr            |
| <b>Listing Terms:</b> Cash to New Loan | <b>Special Listing Conditions:</b> Standard |

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## Courtesy of

**List Office Name:** Riviera West Realtors, Inc.

