



**COLDWELL
BANKER
REALTY**



welcome to

WDLNDS VILLAGE OF CARLTON WOODS

YOUR DREAM HOME AWAITS.

- PRIVATE PARKS
- TENNIS COURT
- FITNESS CENTER
- FULL-SERVICE SPAS
- SWIMMING POOL
- GATED ENTRANCE
- WORLD CLASS GOLF COURSE

Carlton Woods, nestled within The Woodlands, Texas, is a prestigious gated community renowned for its luxurious offerings. With its prime location accessed via Sterling Ridge Drive, Research Forest Drive, and Branch Crossing Drive, Carlton Woods boasts exquisite mansions set on expansive acreage lots. These homes, characterized by elegant architectural styles such as Tudor, Mediterranean, and contemporary designs, often offer private sanctuaries with stunning water views. Enhancing its allure is the presence of a state-of-the-art Jack Nicklaus Signature Golf Course, appealing to golf enthusiasts seeking unparalleled experiences. Residents relish the security of a gated community and access to upscale amenities, embodying sophistication and offering a lavish lifestyle. Carlton Woods remains a coveted destination for discerning homeowners in The Woodlands, whether captivated by its verdant surroundings, premier golfing facilities, or opulent residences.



Claudia Da Silva, Realtor®
281.916.4414
claudia@palmleafrealtygroup.com
palmleafrealtygroup.com



NEW

Listing

**51 GRAND REGENCY
CIRCLE**



Nestled within the serene embrace of natural beauty, this sprawling estate sprawls over 20,000 square feet, effortlessly marrying luxury with its idyllic surroundings. The property boasts awe-inspiring vistas of Bear Branch Lake and offers captivating views of Jack Nicklaus Holes No. 7 and 8, creating a picturesque backdrop for unparalleled living. Upon arrival, guests are greeted by synchronized fountains and a grand terrace, setting the stage for a remarkable experience. Stepping inside, a magnificent three-story foyer adorned with intricate details sets a tone of opulence and grandeur. Every facet of this residence exudes refinement, from the warmth of American Cherry hardwoods to the sleek elegance of Viking and Subzero appliances in the gourmet kitchen.

Among its many remarkable features, the estate boasts a majestic two-story library, providing an ideal sanctuary for moments of quiet contemplation. A temperature-controlled wine room, capable of housing over 300 bottles, offers connoisseurs the perfect environment to showcase their collection.

PRICE

\$6,900,00

BED/BATH

8/ 8.5

HOME SQFT

21,353

LOT SQFT

2.4 acres

GARAGE

9 car

HOA

\$4250

TAX RATE

1.8478



NEW

Listing

**51 GRAND REGENCY
CIRCLE**

The integration of Crestron Home Automation ensures seamless control and management of various systems throughout the home, enhancing convenience and comfort.

Entertainment options abound within the impeccably designed media and game rooms, providing endless opportunities for leisure and relaxation. Luxurious en-suite bedrooms offer resplendent retreats, each meticulously appointed to provide the utmost in comfort and sophistication.

Completing this exceptional residence is a nine-car climatized garage, catering to the needs of the most discerning automobile enthusiasts. With its meticulous attention to detail and perfect blend of indulgence and functionality, this estate epitomizes luxury living at its finest..





PROPERTY

Details

51 GRAND REGENCY
CIRCLE

UPGARDES UPDATES

- Pool Area Updated 2024 Gunite, Heated, In Ground
- Builder Nm: Charles R Martin
- Garage: 9/Attached Garage, Oversized Garage
- Primary Bath: Double Sinks, Primary Bath: Jetted Tub, Primary Bath: Separate Shower
- Kitchen Desc: Viking and Subzero appliances
American Cherry Hardwoods,
- Alder Doors, Rocky Mountain Hardware, Osborne Cabinetry, Venetian Plaster, Hollywood Fixtures, Walker Zanger Stone
- Flooring: Carpet, Marble Floors, Stone, Wood
- Countertops: Onyx/Granite/Marble

OTHER

- Master-planned community
- The Club at Carlton Woods: Jack Nicklaus Signature Course
- TOP-RATED SCHOOLS



LOCAL Highlights

51 GRAND REGENCY
CIRCLE

This listing is located conveniently to shops, restaurants, and more!

DINING/ENTERTAINMENT

- The Republic Grille 3.8mi
- The Kitchen 4.5mi
- Citizens Grill 6.1mi
- Uli's Kitchen 3.4mi
- Eden Cafe 5.2 mi
- Worlds Burgers 5.9mi

SHOPPING

- Kroger 1.3 mi
- H-E-B 5.9 mi
- Target Grocery 5.0 mi
- Aldi 5.3 mi
- Whole Foods Market 5.7mi
- Woodlands Mall 6.5 mi

SCHOOLS

- Woodlands High 4.9mi
- Mccullough Jr High 4.8mi
- Timber Creek Elem 5.0mi
- Tough Elem 2.8 mi
- Hope Montessori 3.7 mi

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PARKS/TRAILS

- Bantam Woods Park 1.8mi
- Lakeside Park 3.7mi
- Acacia Park 4.2mi
- Terramont Park 2.6 mi
- Alden Place Park 4.1mi
- Spring Hill Park 4.0mi

ENTERTAINMENT

- Cynthia Woods Mitchell Pavilion.
- The Woodlands Children's Museum
- The Woodlands Waterway
- The Woodlands Country Club

OTHER

- Indian Springs Center 1.5mi
- Panther Creek 5.6 mi
- Westwood Village 5.2mi
- The Woodlands Crossing 2.0mi
- Marcel Town Center 6.0mi
- Cochran's Crossing 4.2mi

