Vdara Penthouse 56004

2600 West Harmon Avenue, Las Vegas, Nevada 89158

There are 1,495 units in this building. Roughly 150 are privately owned. **One has been renovated.** $515,000 in renovations, completed after months of approvals and executed inside a fully operational hotel. The complete inventory follows.

SYSTEMS & PRIVACY

— Dedicated private internet network, independent of the hotel system

— Private key fobs created by building security specifically for this residence — no key cards

— Full automation of all lighting and window shades

— Control panel at the bar, plus mobile app control from any location

THROUGHOUT THE RESIDENCE

— New tile flooring throughout, with additional soundproofing beneath

— New carpet throughout

— New paint throughout

— All-new custom lighting throughout, including undermount lighting

— All-new window coverings throughout

— All-new custom carpentry and cabinetry — every piece new, none refaced

— New televisions throughout

KITCHEN

— Entirely new kitchen configuration

— Kitchen island added with integrated storage — previously a freestanding table

— Dishwasher added — none previously

— Refrigerator and freezer drawers added

— New multi-function microwave with air-fry capability

— Breville countertop oven for roasting, toasting, and baking

— New light fixture

LIVING & ENTERTAINING

— Custom onyx cocktail table, fabricated entirely on site — cut, fitted, and sealed in the residence, as a slab of this size cannot be transported finished

— Onyx seal carries a ten-year guarantee, approximately six years remaining

— Window seating built around the onyx table in UV-protected fabric

— Custom-fit Italian sofa, built for this specific room

— Dry bar added with dedicated refrigerator and freezer drawers — previously a desk area

— Concealed storage above the television — push-to-open cabinet front, with release buttons on the side to close

BEDROOMS

— All-new built-ins and cabinetry

— Additional storage added throughout

— Custom lighting

— Push-to-open, push-to-close drawers with no visible hardware

— High-end Saatva beds

BATHROOMS

— Upgraded lighting

— Lighted medicine cabinets added

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Information deemed reliable but not guaranteed. Renovation details provided by owner; buyer to verify independently.