



2252 MONTFERRAT LANE **MLS# 1318317**

SOLD	
\$258,000	
Sold on 07-23-2013	
Bedrooms	4
Bathrooms	4
Full Baths	3
3/4 Baths	0
1/2 Baths	1
Stories	2
Living Area	3,022 sq. ft.
Lot Size	7,405 sq. ft.
Garages	2
Year Built	2008
List Date	02-01-2013



DESCRIPTION

This 3,022 square foot single family home features 4 bedrooms, 4 bathrooms and is situated on a 7,405 square foot (0.17 acre) lot. It is located in the community of Anthem in Henderson on 2252 Montferrat Lane. The MLS number is 1318317 and the parcel number is 190-19-613-075. This listing became available on 02-01-2013 and was sold on 07-23-2013 for \$258,000. The full public address for this listing is 2252 Montferrat Lane, Henderson, Nevada 89044.

THE DETAILS

Interior	Exterior
Flooring	Landscaping
Carpet, Carpeting Throughout, Ceramic	No Landscaping Rear, Rock/Gravel Landscaping, Shrubs
Appliances	Pool No
Dishwasher, Disposal	Spa No
Fireplaces 0	House Faces South
Interior Description	Views: None
Intercom	Roof Description
Kitchen Description	Pitched, Tile
N/A	Utility Information
Master Bedroom Description	Cable TV Wired, Cable Wired, Underground Utilities
N/A	

THE NEIGHBORHOOD

Community

Community Name

Anthem

Gated No

Features & Amenities

CCRs, Not Age Restricted, Playground, Management

Schools

Elementary K-2

Wallin Shirley

Elementary 3-5

Wallin Shirley

Middle School

Webb Del E

High School

Liberty

Nearby

THE NUMBERS

Current List Price

\$258,000

Previous List Price

N/A

Original List Price

\$255,000 on 02-01-2013

Price/Sq. Ft.

\$85.37

Annual Taxes

\$2,518

Short Sale Yes

Pre-Foreclosure No

Bank Owned No

HOA Fees Yes

HOA #1 Fee \$54/month

SID/LID Fees Yes

SID/LID Balance \$10,181

SID/LID Annual Fee \$1,662



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For more photos or information on 2252 Montferrat Lane, please visit:

<https://vegasdata.com/home-search/details/2252-Montferrat-Lane-Henderson-Nevada-89044/mls-1318317/>