



**2144 CLEARWATER LAKE DRIVE** **MLS# 1353529**

<b>SOLD</b>
<b>\$349,900</b>
Sold on 08-06-2013
<b>Bedrooms 3</b>
<b>Bathrooms 3</b>
Full Baths 3
3/4 Baths 0
1/2 Baths 0
<b>Stories 1</b>
<b>Casita Yes</b>
<b>Living Area 2,096 sq. ft.</b>
<b>Lot Size 6,970 sq. ft.</b>
<b>Garages 2</b>
<b>Year Built 2005</b>
<b>List Date 06-09-2013</b>



**DESCRIPTION**

This 2,096 square foot single family home features 3 bedrooms, 3 bathrooms and is situated on a 6,970 square foot (0.16 acre) lot. It is located in the community of Sun City Anthem in Henderson on 2144 Clearwater Lake Drive. The MLS number is 1353529 and the parcel number is 190-18-215-009. This listing became available on 06-09-2013 and was sold on 08-06-2013 for \$349,900. The full public address for this listing is 2144 Clearwater Lake Drive, Henderson, Nevada 89044.

**THE DETAILS**

<b>Interior</b>	<b>Exterior</b>
<b>Flooring</b>	<b>Landscaping</b>
Carpet, Carpeting Throughout, Ceramic	Desert Landscaping
<b>Appliances</b>	<b>Pool No</b>
Refrigerator, Dishwasher, Disposal, Microwave	<b>Spa No</b>
<b>Fireplaces 0</b>	<b>House Faces West</b>
<b>Interior Description</b>	<b>Roof Description</b>
Blinds, Ceiling Fan(s)	Pitched, Tile
<b>Kitchen Description</b>	<b>Utility Information</b>
N/A	Cable TV Wired
<b>Master Bedroom Description</b>	
N/A	

## THE NEIGHBORHOOD

### Community

#### Community Name

Sun City Anthem

#### Age Restricted Yes

Gated No

#### Features & Amenities

Age Restricted, CCRs, Country Club, COMMUNITY Pool, Exercise Room, Recreation Room, Tennis, Management, Recreation Facilities, Reserves

### Schools

#### Elementary K-2

Wallin Shirley

#### Elementary 3-5

Wallin Shirley

#### Middle School

Webb Del E

#### High School

Coronado High

### Nearby

#### Hospital

St. Rose Dominican Hospital - Siena Campus

5.5 miles - 10 minutes

#### Lake Mead

19.5 miles - 27 minutes

#### Las Vegas Strip

15.1 miles - 22 minutes

#### McCarran Airport

12.1 miles - 19 minutes

#### Mount Charleston

36.7 miles - 41 minutes

#### Red Rock

30.8 miles - 40 minutes

## THE NUMBERS

#### Current List Price

\$349,900

#### Previous List Price

N/A

#### Original List Price

\$349,900 on 06-09-2013

#### Price/Sq. Ft.

\$166.94

#### Annual Taxes

\$2,519

#### Short Sale No

#### Pre-Foreclosure No

#### Bank Owned No

#### HOA Fees Yes

HOA #1 Fee \$285/quarter

#### SID/LID Fees Yes

SID/LID Balance \$6,100

SID/LID Annual Fee \$550



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For more photos or information on 2144 Clearwater Lake Drive, please visit:

<https://vegasdata.com/home-search/details/2144-Clearwater-Lake-Drive-Henderson-Nevada-89044/mls-1353529/>