



**4 KIND AVENUE** **MLS# 1452403**

|                                  |
|----------------------------------|
| <b>SOLD</b>                      |
| <b>\$193,500</b>                 |
| Sold on 04-03-2015               |
| <b>Bedrooms 3</b>                |
| <b>Bathrooms 2</b>               |
| Full Baths 2                     |
| 3/4 Baths 0                      |
| 1/2 Baths 0                      |
| <b>Stories 1</b>                 |
| <b>Living Area 1,801 sq. ft.</b> |
| <b>Lot Size 5,663 sq. ft.</b>    |
| <b>Garages 2</b>                 |
| <b>Year Built 2007</b>           |
| <b>List Date 06-04-2014</b>      |



**DESCRIPTION**

This 1,801 square foot single family home features 3 bedrooms, 2 bathrooms and is situated on a 5,663 square foot (0.13 acre) lot. It is located in Henderson on 4 Kind Avenue. The MLS number is 1452403 and the parcel number is 179-31-411-021. This listing became available on 06-04-2014 and was sold on 04-03-2015 for \$193,500. The full public address for this listing is 4 Kind Avenue, Henderson, Nevada 89002.

**THE DETAILS**

| <b>Interior</b>                       | <b>Exterior</b>                        |
|---------------------------------------|--|
| <b>Flooring</b>                       | <b>Landscaping</b>                     |
| Carpet, Carpeting Throughout, Ceramic | Desert Landscaping, Mature Landscaping |
| <b>Appliances</b>                     | <b>Pool No</b>                         |
| Disposal                              | <b>Spa No</b>                          |
| <b>Fireplaces 0</b>                   | <b>House Faces South</b>               |
| <b>Interior Description</b>           | Views: None                            |
| Blinds, Ceiling Fan(s)                | <b>Roof Description</b>                |
| <b>Kitchen Description</b>            | Tile                                   |
| N/A                                   | <b>Utility Information</b>             |
| <b>Master Bedroom Description</b>     | Underground Utilities                  |
| N/A                                   |  |

## THE NEIGHBORHOOD

### Community

#### Community Name

N/A

#### Gated No

#### Features & Amenities

CCRs, Management

### Schools

#### Elementary K-2

Walker J Marlan

#### Elementary 3-5

Smalley James E & A

#### Middle School

Mannion Jack & Terry

#### High School

Foothill

### Nearby

#### Hospital

St. Rose Dominican Hospital - Rose de Lima Campus

4.3 miles - 10 minutes

#### Lake Mead

11 miles - 18 minutes

#### Las Vegas Strip

19.2 miles - 23 minutes

#### McCarran Airport

16.2 miles - 20 minutes

#### Mount Charleston

36.3 miles - 37 minutes

#### Red Rock

34.8 miles - 41 minutes

## THE NUMBERS

#### Current List Price

\$193,500

#### Previous List Price

\$195,900 on 06-04-2014

#### Original List Price

\$214,900 on 06-04-2014

#### Price/Sq. Ft.

\$107.44

#### Annual Taxes

\$1,557

#### Short Sale Yes

#### Pre-Foreclosure No

#### Bank Owned No

#### HOA Fees Yes

HOA #1 Fee \$20/month

#### SID/LID Fees Yes

SID/LID Balance \$5,824

SID/LID Annual Fee \$633



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