



**2417 SUN GRAZER STREET** **MLS# 1584147**

<b>SOLD</b>
<b>\$226,000</b>
Sold on 12-15-2015
<b>Bedrooms 2</b>
<b>Bathrooms 2</b>
Full Baths 1
3/4 Baths 1
1/2 Baths 0
<b>Stories 1</b>
<b>Living Area 1,584 sq. ft.</b>
<b>Lot Size 3,920 sq. ft.</b>
<b>Garages 2</b>
<b>Town House Yes</b>
<b>Year Built 2008</b>
<b>List Date 10-28-2015</b>



**DESCRIPTION**

This 1,584 square foot single family home features 2 bedrooms, 2 bathrooms and is situated on a 3,920 square foot (0.09 acre) lot. It is located in the community of Anthem in Henderson on 2417 Sun Grazer Street. The MLS number is 1584147 and the parcel number is 191-24-515-046. This listing became available on 10-28-2015 and was sold on 12-15-2015 for \$226,000. The full public address for this listing is 2417 Sun Grazer Street, 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, Washer, Dryer, Microwave	<b>Spa No</b>
<b>Fireplaces 0</b>	<b>House Faces East</b>
<b>Interior Description</b>	<b>Roof Description</b>
Blinds, Ceiling Fan(s)	Tile
<b>Kitchen Description</b>	<b>Utility Information</b>
Breakfast Bar/Counter, Granite Countertops	Underground Utilities
<b>Master Bedroom Description</b>	
N/A	

## THE NEIGHBORHOOD

### Community

#### Community Name

Anthem

#### Gated Yes

#### Features & Amenities

CCRs, Clubhouse, COMMUNITY Pool, COMMUNITY Spa, Exercise Room, Gated, Recreation Room, Security, Ground Maintenance, Landscape Maintenance, Management, Recreation Facilities

### Schools

#### Elementary K-2

Wallin Shirley

#### Elementary 3-5

Wallin Shirley

#### Middle School

Webb Del E

#### High School

Liberty

### Nearby

#### Hospital

St. Rose Dominican Hospital - Siena Campus

5.9 miles - 12 minutes

#### Lake Mead

19.7 miles - 31 minutes

#### Las Vegas Strip

17.2 miles - 25 minutes

#### McCarran Airport

11.7 miles - 21 minutes

#### Mount Charleston

54.7 miles - 62 minutes

#### Red Rock

32.9 miles - 44 minutes

## THE NUMBERS

#### Current List Price

\$226,000

#### Previous List Price

N/A

#### Original List Price

\$234,000 on 10-28-2015

#### Price/Sq. Ft.

\$142.68

#### Annual Taxes

\$1,729

#### Short Sale No

#### Pre-Foreclosure No

#### Bank Owned No

#### HOA Fees Yes

HOA #1 Fee \$780/quarter



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