



**34 AMBER ROCK STREET** **MLS# 1588526**

**SOLD**  
**\$285,000**  
Sold on 01-22-2016

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**Bedrooms 4**

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**Bathrooms 2**  
Full Baths 2  
3/4 Baths 0  
1/2 Baths 0

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**Stories 1**

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**Living Area 1,959 sq. ft.**

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**Lot Size 6,970 sq. ft.**

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**Garages 3**

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**Year Built 2000**

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**List Date 11-13-2015**



**DESCRIPTION**

This 1,959 square foot single family home features 4 bedrooms, 2 bathrooms and is situated on a 6,970 square foot (0.16 acre) lot. It is located in the community of Champion Village in Henderson on 34 Amber Rock Street. The MLS number is 1588526 and the parcel number is 178-15-820-015. This listing became available on 11-13-2015 and was sold on 01-22-2016 for \$285,000. The full public address for this listing is 34 Amber Rock Street, Henderson, Nevada 89012.

**THE DETAILS**

<b>Interior</b>	<b>Exterior</b>
<b>Flooring</b>	<b>Landscaping</b>
Carpet, Carpeting Throughout, Ceramic, Manmade wood or Laminate	Desert Landscaping, Fruit Tree(s)
<b>Appliances</b>	<b>Pool No</b>
Refrigerator, Dishwasher, Disposal, Washer, Dryer, Microwave, Water Conditioner-Loope, Water Conditioner-Owned	<b>Spa No</b>
<b>Fireplaces 1</b>	<b>House Faces West</b>
Location: Family Room	Views: Mountain View
<b>Interior Description</b>	<b>Roof Description</b>
Alarm System-Wired, Ceiling Fan(s)	Pitched, Tile
<b>Kitchen Description</b>	<b>Utility Information</b>
Breakfast Bar/Counter, Breakfast Nook/Eating Area, Granite Countertops, Island, Pantry, Tile Flooring	Underground Utilities
<b>Master Bedroom Description</b>	
N/A	

## THE NEIGHBORHOOD

### Community

#### Community Name

Champion Village

#### Gated No

#### Features & Amenities

CCRs, Playground, Ground Maintenance

### Schools

#### Elementary K-2

Kesterson Lorna

#### Elementary 3-5

Kesterson Lorna

#### Middle School

Miller Bob

#### High School

Foothill

### Nearby

#### Hospital

St. Rose Dominican Hospital - Rose de Lima Campus

3.4 miles - 8 minutes

#### Lake Mead

10.2 miles - 17 minutes

#### Las Vegas Strip

15 miles - 20 minutes

#### McCarran Airport

10.5 miles - 13 minutes

#### Mount Charleston

33.5 miles - 35 minutes

#### Red Rock

30.6 miles - 38 minutes

## THE NUMBERS

#### Current List Price

\$285,000

#### Previous List Price

N/A

#### Original List Price

\$285,000 on 11-13-2015

#### Price/Sq. Ft.

\$145.48

#### Annual Taxes

\$1,727

#### Short Sale No

#### Pre-Foreclosure No

#### Bank Owned No

#### HOA Fees Yes

HOA #1 Fee \$54/quarter



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