



**7218 NECHES AVENUE** **MLS# 1215258**

|                                  |
|----------------------------------|
| <b>SOLD</b>                      |
| <b>\$159,000</b>                 |
| Sold on 09-11-2013               |
| <b>Bedrooms 3</b>                |
| <b>Bathrooms 3</b>               |
| Full Baths 2                     |
| 3/4 Baths 0                      |
| 1/2 Baths 1                      |
| <b>Stories 2</b>                 |
| <b>Living Area 1,740 sq. ft.</b> |
| <b>Lot Size 2,614 sq. ft.</b>    |
| <b>Garages 2</b>                 |
| <b>Year Built 2007</b>           |
| <b>List Date 01-06-2012</b>      |



**DESCRIPTION**

This 1,740 square foot single family home features 3 bedrooms, 3 bathrooms and is situated on a 2,614 square foot (0.06 acre) lot. It is located in the community of Mountains Edge in Las Vegas on 7218 Neches Avenue. The MLS number is 1215258 and the parcel number is 176-34-711-051. This listing became available on 01-06-2012 and was sold on 09-11-2013 for \$159,000. The full public address for this listing is 7218 Neches Avenue, Las Vegas, Nevada 89179.

**THE DETAILS**

| <b>Interior</b>                              | <b>Exterior</b>                              |
|--|--|
| <b>Flooring</b>                              | <b>Landscaping</b>                           |
| Carpet, Carpeting Throughout, Linoleum/Vinyl | Desert Landscaping, Drip Irrigation/Bubblers |
| <b>Appliances</b>                            | <b>Pool No</b>                               |
| Dishwasher, Disposal, Microwave              | <b>Spa No</b>                                |
| <b>Fireplaces 0</b>                          | <b>House Faces South</b>                     |
| <b>Interior Description</b>                  | <b>Roof Description</b>                      |
| Blinds                                       | Tile   |
| <b>Kitchen Description</b>                   | <b>Utility Information</b>                   |
| N/A  | Cable TV Wired, Underground Utilities        |
| <b>Master Bedroom Description</b>            |  |
| N/A  |  |

## THE NEIGHBORHOOD

### Community

#### Community Name

Mountains Edge

#### Gated No

#### Features & Amenities

CCRs, COMMUNITY Wall, Jogging, Playground, Security, Management

### Schools

#### Elementary K-2

Reedom Carolyn Syr

#### Elementary 3-5

Reedom Carolyn Syr

#### Middle School

Canarelli Lawrence & Heidi

#### High School

Desert Oasis

### Nearby

#### Hospital

St. Rose Dominican Hospital - San Martín Campus

5.9 miles - 12 minutes

#### Lake Mead

26.4 miles - 36 minutes

#### Las Vegas Strip

14 miles - 20 minutes

#### McCarran Airport

13.3 miles - 20 minutes

#### Mount Charleston

27 miles - 38 minutes

#### Red Rock

19.4 miles - 29 minutes

## THE NUMBERS

#### Current List Price

\$159,000

#### Previous List Price

\$145,000 on 01-06-2012

#### Original List Price

\$104,000 on 01-06-2012

#### Price/Sq. Ft.

\$91.38

#### Annual Taxes

\$1,704

#### Short Sale Yes

#### Pre-Foreclosure No

#### Bank Owned No

#### HOA Fees Yes

HOA #1 Fee \$27/month

#### SID/LID Fees Yes

SID/LID Balance \$4,457

SID/LID Annual Fee \$581



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