



**7240 GOLDEN FALCON STREET** **MLS# 1220926**

<b>SOLD</b>	
<b>\$195,000</b>	
Sold on 08-26-2013	
<b>Bedrooms</b>	<b>4</b>
<b>Bathrooms</b>	<b>3</b>
Full Baths	2
3/4 Baths	0
1/2 Baths	1
<b>Stories</b>	<b>2</b>
<b>Living Area</b>	<b>2,284 sq. ft.</b>
<b>Lot Size</b>	<b>5,663 sq. ft.</b>
<b>Garages</b>	<b>2</b>
<b>Year Built</b>	<b>1998</b>
<b>List Date</b>	<b>01-25-2012</b>



**DESCRIPTION**

This 2,284 square foot single family home features 4 bedrooms, 3 bathrooms and is situated on a 5,663 square foot (0.13 acre) lot. It is located in Las Vegas on 7240 Golden Falcon Street. The MLS number is 1220926 and the parcel number is 125-16-817-006. This listing became available on 01-25-2012 and was sold on 08-26-2013 for \$195,000. The full public address for this listing is 7240 Golden Falcon Street, Las Vegas, Nevada 89131.

**THE DETAILS**

<b>Interior</b>	<b>Exterior</b>
<b>Flooring</b>	<b>Landscaping</b>
Carpet, Carpeting Throughout, Ceramic	Desert Landscaping, Drip Irrigation/Bubblers, Mature Landscaping, Shrubs
<b>Appliances</b>	<b>Pool Yes</b>
Dishwasher, Disposal, Microwave	<b>Spa Yes</b>
<b>Fireplaces 1</b>	<b>House Faces West</b>
Location: Living Room	<b>Roof Description</b>
<b>Interior Description</b>	Tile
Blinds, Ceiling Fan(s)	<b>Utility Information</b>
<b>Kitchen Description</b>	Underground Utilities
N/A	
<b>Master Bedroom Description</b>	
N/A	

## THE NEIGHBORHOOD

### Community

#### Community Name

N/A

#### Gated No

#### Features & Amenities

CCRs, Ground Maintenance, Management, Recreation Facilities

### Schools

#### Elementary K-2

Rhodes Betsy

#### Elementary 3-5

Rhodes Betsy

#### Middle School

Cadwallader Ralph

#### High School

Shadow Ridge

### Nearby

#### Hospital

Centennial Hills Hospital

2.5 miles - 7 minutes

#### Lake Mead

35.4 miles - 43 minutes

#### Las Vegas Strip

19.7 miles - 27 minutes

#### McCarran Airport

22.8 miles - 32 minutes

#### Mount Charleston

6.6 miles - 10 minutes

#### Red Rock

20 miles - 31 minutes

## THE NUMBERS

#### Current List Price

\$195,000

#### Previous List Price

\$142,000 on 01-25-2012

#### Original List Price

\$142,000 on 01-25-2012

#### Price/Sq. Ft.

\$85.38

#### Annual Taxes

\$1,993

#### Short Sale Yes

#### Pre-Foreclosure No

#### Bank Owned No

#### HOA Fees Yes

HOA #1 Fee \$18/month

#### SID/LID Fees Yes

SID/LID Balance \$453

SID/LID Annual Fee \$197



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For more photos or information on 7240 Golden Falcon Street, please visit:

<https://vegasdata.com/home-search/details/7240-Golden-Falcon-Street-Las-Vegas-Nevada-89131/mls-1220926/>