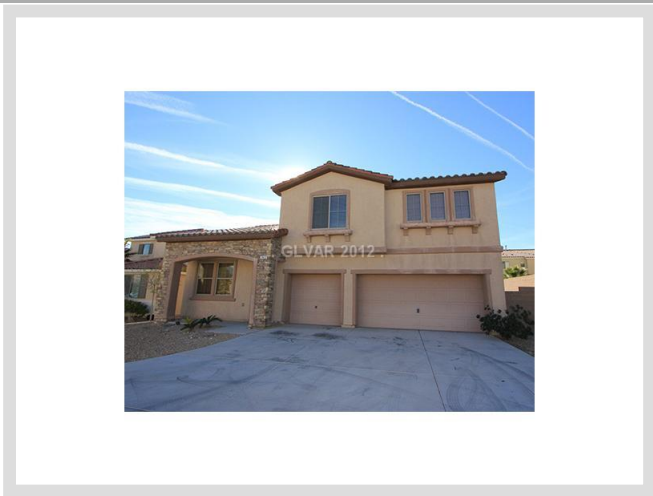




**7412 GRAND FALLS CT** **MLS# 1308783**

<b>SOLD</b>
<b>\$270,000</b>
Sold on 03-15-2013
<b>Bedrooms 4</b>
<b>Bathrooms 3</b>
Full Baths 2
3/4 Baths 1
1/2 Baths 0
<b>Stories 2</b>
<b>Living Area 2,435 sq. ft.</b>
<b>Lot Size 9,148 sq. ft.</b>
<b>Garages 3</b>
<b>Year Built 2004</b>
<b>List Date 12-19-2012</b>



**DESCRIPTION**

This 2,435 square foot single family home features 4 bedrooms, 3 bathrooms and is situated on a 9,148 square foot (0.21 acre) lot. It is located in the community of Nevada Trails in Las Vegas on 7412 Grand Falls Ct. The MLS number is 1308783 and the parcel number is 176-10-414-027. This listing became available on 12-19-2012 and was sold on 03-15-2013 for \$270,000. The full public address for this listing is 7412 Grand Falls Ct, Las Vegas, Nevada 89113.

**THE DETAILS**

<b>Interior</b>	<b>Exterior</b>
<b>Flooring</b>	<b>Landscaping</b>
Tile, Man made wood or Laminate	Desert Landscaping
<b>Appliances</b>	<b>Pool No</b>
Dishwasher, Disposal, Microwave	<b>Spa No</b>
<b>Fireplaces 1</b>	<b>House Faces North</b>
Location: Family Room	<b>Roof Description</b>
<b>Interior Description</b>	Tile
Blinds	<b>Utility Information</b>
<b>Kitchen Description</b>	Underground Utilities
Breakfast Bar/Counter, Granite Countertops, Island, Hardwood Flooring	
<b>Master Bedroom Description</b>	
Mirrored Door Closet, Master Bedroom Walk-In Closet	

## THE NEIGHBORHOOD

### Community

**Community Name**

Nevada Trails

**Gated No****Features & Amenities**

CCRs, Management

### Schools

**Elementary K-2**

Steele Judith

**Elementary 3-5**

Steele Judith

**Middle School**

Canarelli Lawrence & Heidi

**High School**

Sierra Vista High

### Nearby

## THE NUMBERS

**Current List Price**

\$270,000

**Previous List Price**

N/A

**Original List Price**

\$269,900 on 12-19-2012

**Price/Sq. Ft.**

\$110.88

**Annual Taxes**

\$2,328

**Short Sale No****Pre-Foreclosure No****Bank Owned No****HOA Fees Yes**

HOA #1 Fee \$39/month



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For more photos or information on 7412 Grand Falls Ct, please visit:

<https://vegasdata.com/home-search/details/7412-Grand-Falls-Ct-Las-Vegas-Nevada-89113/mls-1308783/>