



23 SKYBIRD COURT **MLS# 1349904**

SOLD
\$2,855,000
Sold on 02-19-2014
Bedrooms 4
Bathrooms 6
Full Baths 2
3/4 Baths 3
1/2 Baths 1
Stories 2
Casita Yes
Living Area 7,241 sq. ft.
Lot Size 20,473 sq. ft.
Garages 3
Year Built 2009
List Date 05-28-2013



DESCRIPTION

This 7,241 square foot single family home features 4 bedrooms, 6 bathrooms and is situated on a 20,473 square foot (0.47 acre) lot. It is located in the community of Summerlin in Las Vegas on 23 Skybird Court. The MLS number is 1349904 and the parcel number is 164-14-413-051. This listing became available on 05-28-2013 and was sold on 02-19-2014 for \$2,855,000. The full public address for this listing is 23 Skybird Court, Las Vegas, Nevada 89135.

THE DETAILS

Interior	Exterior
Flooring	Landscaping
Carpet, Carpeting Throughout, Hardwood, Marble/Stone	Desert Landscaping, Drip Irrigation/Bubblers, Mature Landscaping, Rock/Gravel Landscaping, Shrubs
Appliances	Pool Yes
Dishwasher, Disposal, Central Vacuum, Microwave, Water Conditioner-Owned, Water Filtering System, Wine Refrigerator	Spa Yes
Fireplaces 4	House Faces North
Location: Family Room, Living Room, Master Bedroom	Views: Golf Course View, Mountain View, Strip View
Interior Description	Roof Description
Blinds, Intercom, Windows Coverings Throughout	Pitched, Tile
Kitchen Description	Utility Information
N/A	Cable TV Wired, Cable Wired, Underground Utilities
Master Bedroom Description	
N/A	

THE NEIGHBORHOOD

Community

Community Name

Summerlin

Gated Yes

Guard Gated Yes

Features & Amenities

Clubhouse, COMMUNITY Golf, COMMUNITY Pool, Exercise Room, Guard Gated, Playground, Recreation Room, Tennis, Ground Maintenance, Management, Security(Couldinclude Gated/Guard Gated/Roving)

Schools

Elementary K-2

Goolsby Judy & John

Elementary 3-5

Goolsby Judy & John

Middle School

Fertitta Frank & Victoria

High School

Durango

Nearby

Hospital

Southern Hills Hospital & Medical Center

8 miles - 13 minutes

Lake Mead

33.5 miles - 39 minutes

Las Vegas Strip

11.2 miles - 23 minutes

McCarran Airport

18.3 miles - 23 minutes

Mount Charleston

20.4 miles - 27 minutes

Red Rock

8.9 miles - 19 minutes

THE NUMBERS

Current List Price

\$2,855,000

Previous List Price

\$3,750,000 on 05-28-2013

Original List Price

\$3,750,000 on 05-28-2013

Price/Sq. Ft.

\$394.28

Annual Taxes

\$21,452

Short Sale No

Pre-Foreclosure No

Bank Owned No

HOA Fees Yes

Master Plan Fee \$41/month

HOA #1 Fee \$334/month

SID/LID Fees Yes



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