



**2509 SPRINGBROOK DRIVE** **MLS# 1350849**

<b>SOLD</b>
<b>\$188,250</b>
Sold on 07-24-2013
<b>Bedrooms 2</b>
<b>Bathrooms 2</b>
Full Baths 1
3/4 Baths 1
1/2 Baths 0
<b>Stories 1</b>
<b>Living Area 1,402 sq. ft.</b>
<b>Lot Size 7,405 sq. ft.</b>
<b>Garages 2</b>
<b>Year Built 1994</b>
<b>List Date 05-31-2013</b>



**DESCRIPTION**

This 1,402 square foot single family home features 2 bedrooms, 2 bathrooms and is situated on a 7,405 square foot (0.17 acre) lot. It is located in the community of Sun City Summerlin in Las Vegas on 2509 Springbrook Drive. The MLS number is 1350849 and the parcel number is 138-18-415-043. This listing became available on 05-31-2013 and was sold on 07-24-2013 for \$188,250. The full public address for this listing is 2509 Springbrook Drive, Las Vegas, Nevada 89134.

**THE DETAILS**

<b>Interior</b>	<b>Exterior</b>
<b>Flooring</b>	<b>Landscaping</b>
Carpet, Carpeting Throughout, Ceramic	Desert Landscaping, Drip Irrigation/Bubblers
<b>Appliances</b>	<b>Pool No</b>
Refrigerator, Dishwasher, Disposal, Washer, Dryer, Microwave	<b>Spa No</b>
<b>Fireplaces 0</b>	<b>House Faces East</b>
<b>Interior Description</b>	<b>Roof Description</b>
Blinds, Ceiling Fan(s), Windows Coverings Throughout	Pitched, 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

Sun City Summerlin

#### Age Restricted Yes

Gated No

#### Guard Gated Yes

#### Features & Amenities

Age Restricted, CCRs, COMMUNITY Golf, COMMUNITY Pool, COMMUNITY Spa, Exercise Room, Security, Tennis, Common Area Taxes, Management, Security(Couldinclude Gated/Guard Gated/Roving)

### Schools

#### Elementary K-2

Lummis William

#### Elementary 3-5

Lummis William

#### Middle School

Becker

#### High School

Palo Verde

### Nearby

#### Hospital

Summerlin Hospital Medical Center

2.8 miles - 7 minutes

#### Lake Mead

32.2 miles - 38 minutes

#### Las Vegas Strip

16.5 miles - 22 minutes

#### McCarran Airport

23.3 miles - 26 minutes

#### Mount Charleston

18.8 miles - 21 minutes

#### Red Rock

10.7 miles - 19 minutes

## THE NUMBERS

#### Current List Price

\$188,250

#### Previous List Price

\$199,900 on 05-31-2013

#### Original List Price

\$208,000 on 05-31-2013

#### Price/Sq. Ft.

\$134.27

#### Annual Taxes

\$1,578

#### Short Sale No

#### Pre-Foreclosure No

#### Bank Owned No

#### HOA Fees Yes

HOA #1 Fee \$104/month



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<https://vegadata.com/home-search/details/2509-Springbrook-Drive-Las-Vegas-Nevada-89134/mls-1350849/>