



5489 ALDEN BEND DRIVE **MLS# 1354557**

SOLD
\$500,000
Sold on 08-22-2013

Bedrooms 4

Bathrooms 3
Full Baths 2
3/4 Baths 1
1/2 Baths 0

Stories 2

Living Area 2,799 sq. ft.

Lot Size 7,405 sq. ft.

Garages 2

Year Built 2012

List Date 06-12-2013



DESCRIPTION

This 2,799 square foot single family home features 4 bedrooms, 3 bathrooms and is situated on a 7,405 square foot (0.17 acre) lot. It is located in the community of Summerlin in Las Vegas on 5489 Alden Bend Drive. The MLS number is 1354557 and the parcel number is 164-25-311-019. This listing became available on 06-12-2013 and was sold on 08-22-2013 for \$500,000. The full public address for this listing is 5489 Alden Bend Drive, Las Vegas, Nevada 89135.

THE DETAILS

Interior	Exterior
Flooring	Landscaping
Carpet, Carpeting Throughout, Ceramic	Desert Landscaping, Drip Irrigation/Bubblers, Front Sprinkler System, Rear Sprinkler System, Rock/Gravel Landscaping, Shrubs
Appliances	Pool Yes
Refrigerator, Dishwasher, Disposal, Washer, Dryer, Microwave, Water Conditioner-Owned, Wine Refrigerator	Spa Yes
Fireplaces 1	House Faces North
Location: Courtyard Patio, Great Room	Views: City View, Mountain View, Strip View
Interior Description	Roof Description
Drapes, Shutters, Window Coverings Partial	Tile
Kitchen Description	Utility Information
N/A	Cable Wired, Underground Utilities
Master Bedroom Description	
N/A	

THE NEIGHBORHOOD

Community

Community Name

Summerlin

Gated No

Features & Amenities

CCRs, COMMUNITY Pool, Jogging, Not Age Restricted, Playground, Management, Recreation Facilities

Schools

Elementary K-2

Batterman Kathy

Elementary 3-5

Batterman Kathy

Middle School

Fertitta Frank & Victoria

High School

Durango

Nearby

Hospital

Southern Hills Hospital & Medical Center

3.1 miles - 8 minutes

Lake Mead

29.4 miles - 35 minutes

Las Vegas Strip

14 miles - 19 minutes

McCarran Airport

14.2 miles - 19 minutes

Mount Charleston

22 miles - 28 minutes

Red Rock

11.5 miles - 21 minutes

THE NUMBERS

Current List Price

\$500,000

Previous List Price

\$524,500 on 06-12-2013

Original List Price

\$524,500 on 06-12-2013

Price/Sq. Ft.

\$178.64

Annual Taxes

\$3,254

Short Sale No

Pre-Foreclosure No

Bank Owned No

HOA Fees Yes

Master Plan Fee \$43/month

HOA #1 Fee \$26/month

SID/LID Fees Yes

SID/LID Balance \$7,260

SID/LID Annual Fee \$429



Listing courtesy of Renee Burrows at Savvy Home Realty Solutions. The data relating to real estate for sale on this web site comes in part from the INTERNET DATA EXCHANGE Program of the Greater Las Vegas Association of REALTORS® MLS. Real estate listings held by brokerage firms other than this site owner are marked with the IDX logo. GLVAR deems information reliable but not guaranteed. Copyright 2019 of the Greater Las Vegas Association of REALTORS® MLS. All rights reserved. For more photos or information on 5489 Alden Bend Drive, please visit: <https://vegasdata.com/home-search/details/5489-Alden-Bend-Drive-Las-Vegas-Nevada-89135/mls-1354557/>