



10535 CLARION RIVER DRIVE **MLS# 1377491**

SOLD
\$165,000
Sold on 10-21-2013
Bedrooms 3
Bathrooms 2
Full Baths 1
3/4 Baths 1
1/2 Baths 0
Stories 1
Living Area 1,146 sq. ft.
Lot Size 4,356 sq. ft.
Garages 2
Year Built 1999
List Date 08-26-2013



DESCRIPTION

This 1,146 square foot single family home features 3 bedrooms, 2 bathrooms and is situated on a 4,356 square foot (0.10 acre) lot. It is located in the community of Summerlin in Las Vegas on 10535 Clarion River Drive. The MLS number is 1377491 and the parcel number is 164-12-514-035. This listing became available on 08-26-2013 and was sold on 10-21-2013 for \$165,000. The full public address for this listing is 10535 Clarion River Drive, Las Vegas, Nevada 89135.

THE DETAILS

Interior	Exterior
Flooring	Landscaping
Carpet, Carpeting Throughout	Desert Landscaping
Appliances	Pool No
Refrigerator, Dishwasher, Disposal, Washer, Dryer	Spa No
Fireplaces 1	House Faces North
Location: Great Room	Roof Description
Interior Description	Pitched, Tile
Blinds, Ceiling Fan(s)	Utility Information
Kitchen Description	Cable Wired
N/A	
Master Bedroom Description	
N/A	

THE NEIGHBORHOOD

Community

Community Name

Summerlin

Gated No

Features & Amenities

CCRs, Management

Schools

Elementary K-2

Ober Dvorre & Hal

Elementary 3-5

Ober Dvorre & Hal

Middle School

Fertitta Frank & Victoria

High School

Palo Verde

Nearby

Hospital

Summerlin Hospital Medical Center

3.2 miles - 8 minutes

Lake Mead

32.7 miles - 37 minutes

Las Vegas Strip

10.6 miles - 21 minutes

McCarran Airport

17.5 miles - 21 minutes

Mount Charleston

18.5 miles - 23 minutes

Red Rock

7.6 miles - 15 minutes

THE NUMBERS

Current List Price

\$165,000

Previous List Price

N/A

Original List Price

\$170,000 on 08-26-2013

Price/Sq. Ft.

\$143.98

Annual Taxes

\$1,287

Short Sale No

Pre-Foreclosure No

Bank Owned No

HOA Fees Yes

Master Plan Fee \$47/month

SID/LID Fees Yes

SID/LID Balance \$1,026

SID/LID Annual Fee \$425



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