



**7744 BIRD OF PARADISE COURT** **MLS# 1378007**

<b>SOLD</b>
<b>\$268,000</b>
Sold on 02-11-2014
<b>Bedrooms 5</b>
<b>Bathrooms 3</b>
Full Baths 3
3/4 Baths 0
1/2 Baths 0
<b>Stories 2</b>
<b>Living Area 2,760 sq. ft.</b>
<b>Lot Size 9,148 sq. ft.</b>
<b>Garages 3</b>
<b>Year Built 2003</b>
<b>List Date 08-26-2013</b>



**DESCRIPTION**

This 2,760 square foot single family home features 5 bedrooms, 3 bathrooms and is situated on a 9,148 square foot (0.21 acre) lot. It is located in Las Vegas on 7744 Bird Of Paradise Court. The MLS number is 1378007 and the parcel number is 177-10-716-022. This listing became available on 08-26-2013 and was sold on 02-11-2014 for \$268,000. The full public address for this listing is 7744 Bird Of Paradise Court, Las Vegas, Nevada 89123.

**THE DETAILS**

<b>Interior</b>	<b>Exterior</b>
<b>Flooring</b>	<b>Landscaping</b>
Carpet, Carpeting Throughout, Ceramic, Manmade wood or Laminate	Desert Landscaping, Drip Irrigation/Bubblers, Mature Landscaping, Rock/Gravel Landscaping, Shrubs
<b>Appliances</b>	<b>Pool Yes</b>
Dishwasher, Disposal, Water Conditioner-Loope	<b>Spa Yes</b>
<b>Fireplaces 0</b>	<b>House Faces West</b>
<b>Interior Description</b>	<b>Roof Description</b>
Blinds, Ceiling Fan(s)	Pitched, Tile
<b>Kitchen Description</b>	<b>Utility Information</b>
N/A	Solar Screens, Underground Utilities
<b>Master Bedroom Description</b>	
N/A	

## THE NEIGHBORHOOD

### Community

#### Community Name

N/A

#### Gated Yes

#### Features & Amenities

CCRs, Gated, Management

### Schools

#### Elementary K-2

Hill Charlotte

#### Elementary 3-5

Hill Charlotte

#### Middle School

Schofield Jack Lund

#### High School

Silverado

### Nearby

#### Hospital

St. Rose Dominican Hospital - Siena Campus

4.4 miles - 9 minutes

#### Lake Mead

17.3 miles - 22 minutes

#### Las Vegas Strip

7.5 miles - 11 minutes

#### McCarran Airport

4.5 miles - 8 minutes

#### Mount Charleston

29.1 miles - 30 minutes

#### Red Rock

23.1 miles - 29 minutes

## THE NUMBERS

#### Current List Price

\$268,000

#### Previous List Price

\$250,000 on 08-26-2013

#### Original List Price

\$250,000 on 08-26-2013

#### Price/Sq. Ft.

\$97.10

#### Annual Taxes

\$2,038

#### Short Sale Yes

#### Pre-Foreclosure No

#### Bank Owned No

#### HOA Fees Yes

HOA #1 Fee \$57/month



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