



8940 DIAMOND FALLS DRIVE **MLS# 1570354**

SOLD
\$350,000
Sold on 11-02-2015
Bedrooms 3
Bathrooms 3
Full Baths 2
3/4 Baths 0
1/2 Baths 1
Stories 2
Living Area 2,180 sq. ft.
Lot Size 4,792 sq. ft.
Garages 2
Year Built 1989
List Date 09-03-2015



DESCRIPTION

This 2,180 square foot single family home features 3 bedrooms, 3 bathrooms and is situated on a 4,792 square foot (0.11 acre) lot. It is located in the community of Canyon Gate in Las Vegas on 8940 Diamond Falls Drive. The MLS number is 1570354 and the parcel number is 163-05-315-027. This listing became available on 09-03-2015 and was sold on 11-02-2015 for \$350,000. The full public address for this listing is 8940 Diamond Falls Drive, Las Vegas, Nevada 89117.

THE DETAILS

Interior	Exterior
Flooring	Landscaping
Carpet, Carpeting Throughout, Ceramic	Front Lawn, Front Sprinkler System, Mature Landscaping, Shrubs, Side(s)Sprinkler System, Synthetic Grass
Appliances	Pool No
Dishwasher, Disposal	Spa No
Fireplaces 1	House Faces South
Location: Living Room	Roof Description
Interior Description	Tile
Blinds, Ceiling Fan(s), Shutters	Utility Information
Kitchen Description	Underground Utilities
Granite Countertops	
Master Bedroom Description	
N/A	

THE NEIGHBORHOOD

Community

Community Name

Canyon Gate

Gated Yes

Guard Gated Yes

Features & Amenities

CCRs, Guard Gated, Ground Maintenance, Management, Security(Couldinclude Gated/Guard Gated/Roving)

Schools

Elementary K-2

Ober Dvorre & Hal

Elementary 3-5

Ober Dvorre & Hal

Middle School

Johnson Walter

High School

Bonanza

Nearby

Hospital

Summerlin Hospital Medical Center

3.6 miles - 9 minutes

Lake Mead

32.6 miles - 41 minutes

Las Vegas Strip

15 miles - 23 minutes

McCarran Airport

16 miles - 21 minutes

Mount Charleston

17.3 miles - 22 minutes

Red Rock

8.8 miles - 20 minutes

THE NUMBERS

Current List Price

\$350,000

Previous List Price

N/A

Original List Price

\$360,000 on 09-03-2015

Price/Sq. Ft.

\$160.55

Annual Taxes

\$2,403

Short Sale No

Pre-Foreclosure No

Bank Owned No

HOA Fees Yes

HOA #1 Fee \$335/month



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