



1817 TROPICAL BREEZE DRIVE **MLS# 1585692**

SOLD
\$315,000
Sold on 06-03-2016

Bedrooms 4

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

Stories 2

Living Area 2,522 sq. ft.

Lot Size 5,227 sq. ft.

Garages 3

Year Built 1994

List Date 11-03-2015



DESCRIPTION

This 2,522 square foot single family home features 4 bedrooms, 3 bathrooms and is situated on a 5,227 square foot (0.12 acre) lot. It is located in the community of Peccole Ranch in Las Vegas on 1817 Tropical Breeze Drive. The MLS number is 1585692 and the parcel number is 163-06-714-026. This listing became available on 11-03-2015 and was sold on 06-03-2016 for \$315,000. The full public address for this listing is 1817 Tropical Breeze Drive, Las Vegas, Nevada 89117.

THE DETAILS

Interior	Exterior
Flooring	Landscaping
Carpet, Carpeting Throughout, Ceramic, Hardwood	Desert Landscaping, Drip Irrigation/Bubblers, Front Sprinkler System, Rock/Gravel Landscaping, Shrubs
Appliances	Pool Yes
Dishwasher, Disposal, Microwave	Spa Yes
Fireplaces 1	House Faces East
Location: Family Room	Views: Park/Greenbelt View
Interior Description	Roof Description
Blinds, Ceiling Fan(s), Drapes, Intercom	Pitched
Kitchen Description	Utility Information
Breakfast Bar/Counter, Tile Countertops, Tile Flooring	Cable TV Wired, Underground Utilities
Master Bedroom Description	
N/A	

THE NEIGHBORHOOD

Community

Community Name

Peccole Ranch

Gated No

Features & Amenities

CCRs, Jogging, Playground, Security, Management, Recreation Facilities, Reserves

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

2.9 miles - 7 minutes

Lake Mead

34.7 miles - 40 minutes

Las Vegas Strip

15.3 miles - 23 minutes

McCarran Airport

19.7 miles - 24 minutes

Mount Charleston

33.5 miles - 40 minutes

Red Rock

8.4 miles - 19 minutes

THE NUMBERS

Current List Price

\$315,000

Previous List Price

\$315,000 on 11-03-2015

Original List Price

\$315,000 on 11-03-2015

Price/Sq. Ft.

\$124.90

Annual Taxes

\$2,536

Short Sale Yes

Pre-Foreclosure No

Bank Owned No

HOA Fees Yes

Master Plan Fee \$77/month



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