



**\$ 475,000.00**

## **1286 RAINBOW RDG, MESQUITE, NV 89034, USA**

<https://mesquitenvrealtor.com>

Beautifully landscaped Sun City Sanctuary model with two-ensuite bathrooms. Corner lot with East facing backyard & mountain view!. Front entrance with a tranquil water feature that's included in price. You will be awestruck with beautiful luxury wood laminate 5" plank flooring that looks & feel like hardwood that resists scratches,...

- 2 beds
- 2.5 baths
- HOA-Yes, Resale Home, Senior Area, Special Assessment-No
- Single Family
- Active

### **CALL US NOW**

Phone: 702-872-2222

Email: 340 Falcon Ridge Parkway #100 Mesquite, NV 89027

Address: [realtor@annie.black](mailto:realtor@annie.black)



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BASIC FACTS

**Date added:** 12/11/24

**Type:** HOA-Yes Resale Home Senior Area  
Special Assessment-No

**Bedrooms:** 2

**Full Bathrooms:** 2

**Area:** 1796 sq ft

**Year built:** 2017

**Post Updated:** 2024-12-22 02:19:37

**Status:** Active

**Bathrooms:** 2.5

**Half Bathrooms:** 1

**Lot size:** 0.14 sq ft

**MLS #:** 1125969

LOCATION DETAILS

**County:** Clark

**Zoning:** Residential, single family

PROPERTY DETAILS

**Listing Type:** ForSale

**Subdivision:** Wishing Well

**Listing Area:** North of I15

**Property Style:** Traditional, 1 story above  
ground

FEES & TAXES

**HOA Fees:** 135.00

**HOA Fees Term:** month

**HOA Includes:** Clubhouse, Common Areas,  
Hot Tub/Spa, Management, Master & Sub  
HOA, Pool, Road Maintenance, Tennis Court

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## PROPERTY FEATURES

**Exterior Features:** Landscape- Full, Sprinklers- Drip System

**Interior Features:** Ceiling Fans

**Heating:** Electric, Heat Pump

**Utilities:** Cable T.V., Internet: Cable/DSL, Water Source: Water Company, Sewer: Hooked-up, Phone: Land Line, Garbage Collection, Power Source: City/Municipal

**Garage Spaces:** 2

**Foundation:** Slab on Grade

**Community Name:** Anthem at Mesquite: Sun City

**Exterior Construction:** Tile

**Cooling:** Electric

**Swimming Pool Description:** Association, Heated, HotTub/Spa, In Ground, Indoor

**Garage Description:** Attached, Remote Opener

**Basement:** None

**Roof Type:** Tile

**Appliances:** Dishwasher, Garbage Disposal, Microwave, W/D Hookups, Water Heater- Electric, Oven/Range- Electric

## COURTESY OF

**Listing Agent Name:** Christina Potter

**Listing Office Name:** eXp Realty

**Contact Info:** (435) 215-5261

**Listing Agent ID:** BS.0145757.MGR

**Listing Office ID:** AA11043

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