



**\$ 369,950.00**

## **1354 SETTLERS WY, MESQUITE, NV 89034, USA**

<https://mesquitenvrealtor.com>

This Sun City home is the perfect size at 1,451/SF and offers nice privacy from the back patio. The fully fenced, corner location, is spacious and one less neighbor is appreciated. The decorative paved back patio and large costly pergola make for a secluded outdoor space. This homesite offers a...

- 2 beds
- 2 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:** 11/25/24

**Post Updated:** 2024-12-22 03:10:03

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

**Status:** Active

**Bedrooms:** 2

**Bathrooms:** 2

**Full Bathrooms:** 2

**Area:** 1451 sq ft

**Lot size:** 0.14 sq ft

**Year built:** 2019

**MLS #:** 1125921

## LOCATION DETAILS

**County:** Clark

**Zoning:** PUD

## PROPERTY DETAILS

**Listing Type:** ForSale

**Listing Area:** North of I15

**Subdivision:** Settlers Canyon

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

## FEES & TAXES

**HOA Fees:** 135.00

**HOA Fees Term:** month

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

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## PROPERTY FEATURES

**Exterior Features:** Curb & Gutter, Fenced- Full, Landscape- Full, Sidewalks, Sprinklers- Drip System, Senior Only Area, Patio- Covered, Swimming Pool- Assoc., Pickleball Court-HOA

**Interior Features:** Ceiling Fans, Flooring- Carpet, Flooring- Tile, Window Coverings, Walk-in Closets, Den/Office

**Heating:** Heat Pump

**Utilities:** Wired for Cable, Assessments Paid, Cable T.V., Water Source: City/Municipal, Internet: Cable/DSL, Internet: Satellite/Wireless, Legal Access: Yes, Phone: Land Line, Garbage Collection, Phone: Cell Service, Power Source: City/Municipal, Water: Potable/Drinking, Sewer: To Property

**Basement:** None

**Roof Type:** Tile

**Appliances:** Dishwasher, Garbage Disposal, Microwave, Refrigerator, W/D Hookups, Washer & Dryer, Water Heater- Electric, Water Softener, Oven/Range- Electric

**Exterior Construction:** Stucco

**Cooling:** Heat Pump

**Swimming Pool Description:** Association, HotTub/Spa

**Garage Description:** Attached, Auto Door(s), Remote Opener

**Foundation:** Post Tension

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

## COURTESY OF

**Listing Agent Name:** Michelle Hampsten

**Listing Office Name:** Keller Williams The Market Place

**Contact Info:** (702) 375-1997

**Listing Agent ID:** S.0067698

**Listing Office ID:** AA10790

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