



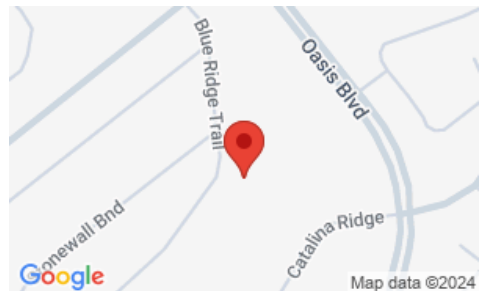
**\$ 1,399,000.00**

## **1442 BLUE RIDGE TRAIL, MESQUITE, NV 89027, USA**

<https://mesquitenvrealtor.com>

This home has it all! Entertainers Dream - VIEWS of the mountains - Tons of Privacy in the back, this lot is pie shaped - Beautiful POOL with fountain - SPA with spillway - Built in FIRE PIT on Propane line - Large Fountain with lights - Extended Covered Patio...

- 3 beds
- 3 baths
- HOA-Yes, 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)



## BASIC FACTS

**Date added:** 11/21/24

**Type:** HOA-Yes Special Assessment-No

**Bedrooms:** 3

**Full Bathrooms:** 3

**Lot size:** 0.37 sq ft

**MLS #:** 1125915

**Post Updated:** 2024-11-21 10:13:35

**Status:** Active

**Bathrooms:** 3

**Area:** 2608 sq ft

**Year built:** 2022

## LOCATION DETAILS

**County:** Clark

**Middle School:** Charles A. Hughes

**High School:** Virgin Valley

**Elementary School:** Virgin Valley

**Junior High School:** Charles A. Hughes

**Zoning:** Residential

## PROPERTY DETAILS

**Listing Type:** ForSale

**Subdivision:** Cambria

**Listing Area:** North of I15

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

## FEES & TAXES

**HOA Fees:** 80.00

**HOA Fees Term:** month

**HOA Includes:** Management, Master & Sub HOA, Yard Maint- Front

## CALL US NOW

Phone: 702-872-2222

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

Address: realtor@annie.black



## PROPERTY FEATURES

**Exterior Features:** Fenced- Full, Landscape- **Exterior Construction:** Stone, Stucco Full, Sprinklers- Drip System, View of Mountains, Outdoor Lighting, Patio- Covered, Swimming Pool- Private, Vacation Rentals Allowed

**Interior Features:** Alarm/Security System, **Cooling:** Heat Pump Ceiling Fans, Flooring- Carpet, Flooring- Tile, Flooring- Vinyl, Window Coverings, Hot Tub/Spa, Walk-in Closets, Furnished- Full, Fireplace- Electric

**Heating:** Heat Pump

**Swimming Pool Description:** Concrete/Gunite, Heated, HotTub/Spa, In Ground, Private

**Utilities:** Water Source: City/Municipal, Phone: Land Line, Garbage Collection, Power Source: City/Municipal, Sewer: To Property

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

**Garage Spaces:** 3

**Basement:** None

**Foundation:** Slab on Grade

**Roof Type:** Flat

**Community Name:** Mesquite Estates

**Appliances:** Dishwasher, Garbage Disposal, Microwave, Refrigerator, Washer & Dryer, Water Heater- Electric, Water Softener

## MISCELLANEOUS

**Virtual Tour:** <https://youtu.be/c-fAQc2EQXE>

## COURTESY OF

**Listing Agent Name:** Colleen Glieden

**Listing Agent ID:** S.0181074

## CALL US NOW

Phone: 702-872-2222

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

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



**Listing Office Name:** Premier Properties of Mesquite **Listing Office ID:** AA10214

**Contact Info:** (925) 548-0976

## CALL US NOW

Phone: 702-872-2222

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

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

