



**\$ 485,000.00**

## **854 TRICKLING BROOK RIDGE, MESQUITE, NV 89034, USA**

<https://mesquitenvrealtor.com>

COME SEE this LIKE-NEW home built in 2021 in the popular Bridge Landing community within Sun City. Beautiful choice in "Luxury Vinyl Plank" starts in the entryway and flows through out the living room, kitchen, dining area den and bathrooms. Bedrooms have the warm feel of carpeting beneath your feet....

- 2 beds
- 1.75 baths
- HOA-Yes, Resale Home, Senior Area, Special Assessment-Yes
- 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:** 10/11/24

**Post Updated:** 2024-12-22 05:22:36

**Type:** HOA-Yes Resale Home Senior Area  
Special Assessment-Yes

**Status:** Active

**Bedrooms:** 2

**Bathrooms:** 1.75

**Full Bathrooms:** 1

**Three Quarter Bathrooms:** 1

**Floors:** 1

**Area:** 1828 sq ft

**Lot size:** 0.14 sq ft

**Year built:** 2021

**MLS #:** 1125781

## LOCATION DETAILS

**County:** Clark

**Zoning:** PUD

## PROPERTY DETAILS

**Listing Type:** ForSale

**Listing Area:** North of I15

**Subdivision:** Bridge Landing

**Property Style:** 1 story above ground

## FEES & TAXES

**HOA Fees:** 134.00

**HOA Fees Term:** month

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

## PROPERTY FEATURES

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**Exterior Features:** Landscape- Full, View of Mountains, Senior Only Area, Patio- Covered, Swimming Pool- Assoc.

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

**Heating:** Heat Pump

**Utilities:** Cable T.V., Garbage Collection

**Garage Spaces:** 2

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

**Cooling:** Heat Pump

**Swimming Pool Description:** Association

**Garage Description:** Attached

**Roof Type:** Tile

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

## MISCELLANEOUS

**Virtual Tour:** <https://www.realtytours.com/tour/13202>

<https://www.realtytours.com/tour/13202u>

## COURTESY OF

**Listing Agent Name:** Melanie Cohen

**Listing Agent ID:** S.0058844

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

**Listing Office ID:** AA10214

**Contact Info:** (702) 860-1514

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