

Single Family Residence **RESIDENTIAL**

56 ROSA ROSALES CT

NORTH LAS VEGAS, NV 89031

\$384,010 TopHap Estimate · \$249 / ft² · confidence 97 · as of Jul 14, 2026



3

BEDS

2

BATHS

1,543 ft²

LIVING AREA

0.1 ac

LOT SIZE

2006

YEAR BUILT

1

STORIES

5

ROOMS

2

PARKING

VALUATION

\$384K

\$371K low

\$397K high

Last Sale

\$231,000 · Feb 14, 2018

Est. Owner Equity

\$139,010

Loan-to-Value

64%

TAX & ASSESSMENT

Property Tax	\$1,749 (2026)
Assessed Value	\$106,388
Previous Assessed	\$107,940
Assessor Market Value	\$303,966

PROPERTY FACTS

Property Type	Single Family Residence
County	Clark
Lot (acres)	0.10
Construction	Frame (Unspecified)
Roof	Tile
Heating	Forced Air
Cooling	Central
Garage	Garage, Attached

Porch · 70 ft²

Sprinklers

CLIMATE RISK

25 FLOOD	64 WILDFIRE	80 HEAT	1 STORM	100 DROUGHT
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Scores 0–100; higher = greater projected risk. FEMA flood zone: 0.2 percent flood zone.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Jan 22, 2018	Resale	Bargain And Sale Deed	\$231,000	\$150	\$196K
Aug 18, 2017	Non-arms-length	Trustees Deed	\$177,100	\$115	
Nov 4, 2013	Quitclaim	Quit Claim Transfer			
May 16, 2013	Quitclaim	Quit Claim Transfer			
Mar 16, 2013	Quitclaim	Quit Claim Transfer			
Mar 18, 2009	Financing	Intrafamily Transfer			\$186K
Jul 16, 2008	Resale	Grant Deed	\$176,500	\$114	
May 27, 2008	Resale	Grant Deed	\$176,500	\$114	\$182K
May 27, 2008	Resale	Grant Deed	\$176,500	\$114	\$182K
Jul 16, 2008	Quitclaim	Quit Claim Transfer	\$176,500	\$114	

Feb 27, 2008	Non-arms-length	Trustees Deed	\$229,597	\$149	
Oct 23, 2006	Quitclaim	Quit Claim Transfer			
Oct 25, 2006	Resale	Bargain And Sale Deed	\$313,820	\$203	\$282K
Dec 29, 2004	Financing	Grant Deed			\$4.9M
Sep 15, 2004	Resale	Grant Deed	\$15,239,637	\$9877	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Raul P. Elizondo Elementary School	Elementary	KG–5	0.3 mi
Mojave High School	High	9–12	0.9 mi
Clifford O. Pete Findlay Middle School	Middle	6–8	1.7 mi

District: Clark County School District

Purple marker: this property. E/M/H markers and outlines: assigned elementary (green), middle (blue) and high (orange) schools with their attendance boundaries, where available.

NEIGHBORHOOD · ZIP 89031

51 CRIME INDEX	88 AIR POLLUTION	77,455 POPULATION	\$76K MEDIAN IN-COME	66°F AVG TEMP	85% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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