

Single Family Residence **RESIDENTIAL**

9145 RUSTY RIFLE AVE

LAS VEGAS, NV 89143

\$585,653 TopHap Estimate · \$208 / ft² · confidence 95 · as of Jul 14, 2026



4

BEDS

3

BATHS

2,816 ft²

LIVING AREA

0.12 ac

LOT SIZE

2004

YEAR BUILT

2

STORIES

7

ROOMS

2

PARKING

Pre-foreclosure (NTS)

Auction scheduled for Aug 7, 2026.

VALUATION

\$586K

\$559K low

\$613K high

Last Sale	\$562,000 · May 3, 2024
Est. Owner Equity	\$136,053
Loan-to-Value	77%

TAX & ASSESSMENT

Property Tax	\$3,181 (2026)
Assessed Value	\$163,761
Previous Assessed	\$167,104
Assessor Market Value	\$412,643

PROPERTY FACTS

Property Type	Single Family Residence
Style	Bi-Level
County	CLARK
Lot (acres)	0.12
Construction	Frame (Unspecified)
Roof	Concrete
Heating	Forced Air With Air Conditioning
Cooling	Central
Fireplace	Yes
Garage	Garage, Attached
Pool	Yes

Deck · 400 ft² Patio · 400 ft² Porch · 312 ft² Sprinklers

CLIMATE RISK

1
FLOOD

43
WILDFIRE

83
HEAT

1
STORM

100
DROUGHT

Scores 0–100; higher = greater projected risk. FEMA flood zone: minimal.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
May 2, 2024	Financing	Intrafamily Transfer			\$450K
Apr 29, 2024	Resale	Bargain And Sale Deed	\$562,000	\$200	
Dec 13, 2020	Resale	Bargain And Sale Deed	\$398,000	\$141	\$378K
Oct 11, 2016	Resale	Bargain And Sale Deed	\$299,900	\$106	\$293K

Sep 18, 2015	Resale	Deed In Lieu Of Foreclosure	\$355,974	\$126	
Mar 19, 2011	Quitclaim	Quit Claim Transfer			
Mar 24, 2004	Resale	Grant Deed	\$269,520	\$96	\$214K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
James Bilbray Elementary School	Elementary	KG–5	0.3 mi
Arbor View High School	High	9–12	2.3 mi
Ralph L. Cadwallader Middle School	Middle	6–8	2.5 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 89143

27 CRIME INDEX	91 AIR POLLUTION	15,127 POPULATION	\$91K MEDIAN IN-COME	63°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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