

Single Family Residence

RESIDENTIAL

9100 RUSTY RIFLE AVE

LAS VEGAS, NV 89143

\$416,095 TopHap Estimate · \$201 / ft² · confidence 97 · as of Jun 23, 2026



3

BEDS

3

BATHS

2,067 ft²

LIVING AREA

0.14 ac

LOT SIZE

2004

YEAR BUILT

2

STORIES

6

ROOMS

2

PARKING

VALUATION

\$416K

\$404K low

\$429K high

Last Sale

\$235,000 · Mar 7, 2017

Est. Owner Equity

\$176,145

Loan-to-Value

58%

TAX & ASSESSMENT

Property Tax	\$2,197 (2026)
Assessed Value	\$121,008
Previous Assessed	\$122,143
Assessor Market Value	\$345,737

PROPERTY FACTS

Property Type	Single Family Residence
County	Clark
Lot (acres)	0.14
Construction	Frame (Unspecified)
Roof	Tile
Heating	Forced Air
Cooling	Central
Fireplace	Yes
Garage	Garage, Built-in

Porch · 45 ft²

Sprinklers

CLIMATE RISK

1

FLOOD

1

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
Jan 14, 2021	Financing	Intrafamily Transfer			\$240K
Mar 2, 2017	Resale	Grant Deed	\$235,000	\$114	
Mar 3, 2017	Financing	Intrafamily Transfer			
Apr 24, 2012	Quitclaim	Quit Claim Transfer			
Jun 10, 2010	Resale	Grant Deed	\$145,000	\$70	\$116K
Apr 7, 2010	Non-arms-length	Trustees Deed	\$308,992	\$149	
May 27, 2004	Resale	Grant Deed	\$260,780	\$126	\$248K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
James Bilbray Elementary School	Elementary	KG–5	0.4 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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