

Single Family Residence **RESIDENTIAL**

435 RICHGOLD ST

HENDERSON, NV 89012

\$476,449 TopHap Estimate · \$268 / ft² · confidence 96 · as of Jul 14, 2026



3

BEDS

2

BATHS

1,780 ft²

LIVING AREA

0.19 ac

LOT SIZE

1999

YEAR BUILT

1

STORIES

7

ROOMS

2

PARKING

VALUATION

\$476K

\$460K low

\$493K high

Last Sale

\$475,000 · Apr 20, 2022

Est. Owner Equity

\$25,199

Loan-to-Value

94%

TAX & ASSESSMENT

Property Tax	\$2,291 (2026)
Assessed Value	\$108,442
Previous Assessed	\$110,857
Assessor Market Value	\$309,834

PROPERTY FACTS

Property Type	Single Family Residence
Style	Single Story
County	Clark
Lot (acres)	0.19
Construction	Frame (Unspecified)
Roof	Tile
Heating	Forced Air
Cooling	Central
Garage	Garage, Attached

Patio · 104 ft²

Porch · 620 ft²

Sprinklers

CLIMATE RISK

1

FLOOD

93

WILDFIRE

82

HEAT

1

STORM

100

DROUGHT

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

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Feb 10, 2023	Financing	Intrafamily Transfer			
Apr 19, 2022	Resale	Bargain And Sale Deed	\$475,000	\$267	\$451K
Feb 11, 2009	Resale	Grant Deed	\$190,251	\$107	\$194K
Feb 11, 2009	Quitclaim	Quit Claim Transfer			
Oct 23, 2008	Foreclosure sale	Trustees Deed	\$206,782	\$116	
Jan 5, 2007	Quitclaim	Quit Claim Transfer			\$52K
Jan 27, 1999	Resale	Grant Deed	\$141,500	\$79	\$134K
Nov 2, 1998	Financing	Grant Deed			\$582K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Ulis Newton Elementary School	Elementary	KG–5	1.7 mi
Foothill High School	High	9–12	2.5 mi
Jack & Terry Mannion Middle School	Middle	6–8	2.6 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 89012

70 CRIME INDEX	82 AIR POLLUTION	35,862 POPULATION	\$105K MEDIAN IN-COME	66°F AVG TEMP	85% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Absentee owner
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