

Single Family Residence **RESIDENTIAL**

# 5424 RIGLOS ROCK DR

LAS VEGAS, NV 89113

**\$602,370** TopHap Estimate · \$319 / ft<sup>2</sup> · confidence 94 · as of Jul 14, 2026



**3**  
BEDS

**3**  
BATHS

**1,887 ft<sup>2</sup>**  
LIVING AREA

**4,003 ft<sup>2</sup>**  
LOT SIZE

**2017**  
YEAR BUILT

**2**  
STORIES

**6**  
ROOMS

**2**  
PARKING

## VALUATION

**\$602K**

\$565K low

\$639K high

Last Sale

**\$312,515 · Dec 12, 2016**

Est. Owner Equity

**\$249,230**

Loan-to-Value

**61%**

## TAX & ASSESSMENT

|                       |                |
|-----------------------|----------------|
| Property Tax          | \$3,381 (2026) |
| Assessed Value        | \$158,235      |
| Previous Assessed     | \$152,673      |
| Assessor Market Value | \$452,100      |

## PROPERTY FACTS

|               |                         |
|---------------|-------------------------|
| Property Type | Single Family Residence |
| County        | Clark                   |
| Lot (acres)   | 0.09                    |
| Construction  | Frame (Unspecified)     |
| Roof          | Tile                    |
| Heating       | Forced Air              |
| Cooling       | Central                 |
| Garage        | Garage, Built-in        |

### Sprinklers

## CLIMATE RISK

25  
FLOOD

69  
WILDFIRE

81  
HEAT

1  
STORM

100  
DROUGHT

Scores 0–100; higher = greater projected risk. FEMA flood zone: 0.2 percent flood zone.

## TRANSACTION HISTORY

| DATE        | TYPE   | DEED                  | PRICE     | \$/FT <sup>2</sup> | LOAN   |
|-------------|--------|-----------------------|-----------|--------------------|--------|
| Dec 9, 2016 | Resale | Bargain And Sale Deed | \$312,515 | \$166              | \$303K |

## ASSIGNED SCHOOLS

| SCHOOL                              | LEVEL      | GRADES | DISTANCE |
|-------------------------------------|------------|--------|----------|
| Durango High School                 | High       | 9–12   | 0.7 mi   |
| Grant Sawyer Middle School          | Middle     | 6–8    | 1.3 mi   |
| Lucille S. Rogers Elementary School | Elementary | KG–5   | 1.4 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 89113

|                           |                             |                             |                                |                         |                        |
|---------------------------|-----------------------------|-----------------------------|--------------------------------|-------------------------|------------------------|
| <b>105</b><br>CRIME INDEX | <b>102</b><br>AIR POLLUTION | <b>34,196</b><br>POPULATION | <b>\$88K</b><br>MEDIAN IN-COME | <b>65°F</b><br>AVG TEMP | <b>85%</b><br>SUNSHINE |
|---------------------------|-----------------------------|-----------------------------|--------------------------------|-------------------------|------------------------|

Index values: 100 = US average; lower is better.

## OWNERSHIP

|           |                |
|-----------|----------------|
| Occupancy | Owner occupied |
|-----------|----------------|