

Single Family Residence **RESIDENTIAL**

8564 PLACID ST

LAS VEGAS, NV 89123

\$957,919 TopHap Estimate · \$322 / ft² · confidence 89 · as of Jul 14, 2026



5
BEDS

3
BATHS

2,973 ft²
LIVING AREA

1.01 ac
LOT SIZE

1973
YEAR BUILT

1
STORIES

9
ROOMS

4
PARKING

VALUATION

\$958K

\$852K low

\$1.1M high

Last Sale

\$950,000 · Feb 26, 2026

Est. Owner Equity

\$957,919

TAX & ASSESSMENT

Property Tax	\$2,948 (2026)
Assessed Value	\$193,885
Previous Assessed	\$185,074
Assessor Market Value	\$553,957

PROPERTY FACTS

Property Type	Single Family Residence
Style	Single Story
County	Clark
Lot (acres)	1.01
Construction	Frame (Unspecified)
Roof	Composition Shingle
Heating	Forced Air
Cooling	Central
Fireplace	Yes
Garage	Garage, Attached
Pool	Pool W/Hot Tub/Spa

Deck · 478 ft²

Patio · 478 ft²

Porch · 292 ft²

Sprinklers

CLIMATE RISK

1

FLOOD

53

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 24, 2026	Resale	Bargain And Sale Deed	\$950,000	\$320	
Apr 25, 2012	Quitclaim	Quit Claim Transfer			
Mar 31, 1989	Resale	Grant Deed	\$99,500	\$33	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
John R. Beatty Elementary School	Elementary	KG–5	0.4 mi
Jack Lund Schofield Middle School	Middle	6–8	1.7 mi
Silverado High School	High	9–12	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 89123

91 CRIME INDEX	89 AIR POLLUTION	60,705 POPULATION	\$78K MEDIAN IN-COME	66°F AVG TEMP	85% SUNSHINE
--------------------------	----------------------------	-----------------------------	--------------------------------	-------------------------	------------------------

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

OWNERSHIP

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