

Single Family Residence **RESIDENTIAL**

6920 FOSSIL RIM ST

NORTH LAS VEGAS, NV 89084

\$450,000 TopHap Estimate · \$238 / ft² · confidence 98 · as of Jul 14, 2026



3

BEDS

2.5

BATHS

1,893 ft²

LIVING AREA

3,494 ft²

LOT SIZE

2019

YEAR BUILT

2

STORIES

6

ROOMS

2

PARKING

VALUATION

\$450K

\$439K low

\$461K high

Last Sale

\$329,027 · Mar 6, 2020

Est. Owner Equity

\$110,770

Loan-to-Value

74%

TAX & ASSESSMENT

Property Tax	\$4,619 (2026)
Assessed Value	\$146,041
Previous Assessed	\$137,613
Assessor Market Value	\$340,469

PROPERTY FACTS

Property Type	Single Family Residence
Style	Bi-Level
County	CLARK
Lot (acres)	0.08
Construction	Frame (Unspecified)
Roof	Concrete
Heating	Forced Air With Air Conditioning
Cooling	Central
Garage	Garage, Attached
Pool	No

Sprinklers

CLIMATE RISK

1
FLOOD

1
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
Mar 2, 2020	Resale	Bargain And Sale Deed	\$329,027	\$174	\$337K
Jul 8, 2019	Recorded document	Correction Deed			
Jul 8, 2019	Quitclaim	Quit Claim Transfer			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Brian & Teri Cram Middle School	Middle	6–8	0.4 mi
Ruby Duncan Elementary School	Elementary	KG–5	1.2 mi

Legacy High School	High	9–12	1.2 mi
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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 89084

5 CRIME INDEX	88 AIR POLLUTION	36,733 POPULATION	\$90K MEDIAN IN-COME	60°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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