

Townhouse

RESIDENTIAL

6944 FOSSIL RIM ST

NORTH LAS VEGAS, NV 89084

\$432,856 TopHap Estimate · \$195 / ft² · confidence 98 · as of Jul 14, 2026



4

BEDS

3

BATHS

2,217 ft²

LIVING AREA

3,572 ft²

LOT SIZE

2019

YEAR BUILT

2

STORIES

6

ROOMS

2

PARKING

VALUATION

\$433K

\$424K low

\$442K high

Last Sale

\$319,990 · Jan 15, 2020

Est. Owner Equity

\$432,856

TAX & ASSESSMENT

Property Tax	\$4,051 (2026)
Assessed Value	\$137,486
Previous Assessed	\$136,686
Assessor Market Value	\$392,817

PROPERTY FACTS

Property Type	Townhouse
Style	Townhouse
County	Clark
Lot (acres)	0.08
Construction	Frame (Unspecified)
Roof	Tile
Heating	Forced Air
Cooling	Central
Garage	Garage, Built-in

Sprinklers

CLIMATE RISK

51
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	\$/FT ²	LOAN
Jan 13, 2020	Quitclaim	Quit Claim Transfer			
Jan 2, 2020	Financing	Bargain And Sale Deed			
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

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	Owner occupied
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