

Single Family Residence **RESIDENTIAL**

6919 FOSSIL RIM ST

NORTH LAS VEGAS, NV 89084

\$438,906 TopHap Estimate · \$232 / ft² · confidence 98 · as of Jul 14, 2026



3
BEDS

3
BATHS

1,893 ft²
LIVING AREA

3,903 ft²
LOT SIZE

2019
YEAR BUILT

2
STORIES

6
ROOMS

2
PARKING

VALUATION

\$439K

\$429K low

\$449K high

Last Sale

\$379,379 · Mar 29, 2023

Est. Owner Equity

\$110,906

Loan-to-Value

75%

TAX & ASSESSMENT

Property Tax	\$4,619 (2026)
Assessed Value	\$146,041
Previous Assessed	\$137,613
Assessor Market Value	\$417,260

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

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	\$/FT ²	LOAN
Mar 6, 2025	Financing	Intrafamily Transfer			\$328K
Mar 23, 2023	Resale	Bargain And Sale Deed	\$379,379	\$200	
Mar 27, 2023	Financing	Intrafamily Transfer			
Mar 27, 2020	Resale	Bargain And Sale Deed	\$342,000	\$181	\$350K
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	Owner occupied
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