

Single Family Residence **RESIDENTIAL**

10425 RESTLESS RIVER ST

LAS VEGAS, NV 89141

\$556,434 TopHap Estimate · \$252 / ft² · confidence 95 · as of Jul 14, 2026



5
BEDS

3
BATHS

2,206 ft²
LIVING AREA

3,663 ft²
LOT SIZE

2023
YEAR BUILT

2
STORIES

8
ROOMS

2
PARKING

VALUATION

\$556K

\$531K low

\$582K high

Last Sale

\$497,000 · Mar 27, 2023

Est. Owner Equity

\$76,022

Loan-to-Value

95%

TAX & ASSESSMENT

Property Tax	\$4,898 (2026)
Assessed Value	\$170,329
Previous Assessed	\$166,896
Assessor Market Value	\$486,654

PROPERTY FACTS

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

Sprinklers

CLIMATE RISK

11 FLOOD	88 WILDFIRE	80 HEAT	1 STORM	100 DROUGHT
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Scores 0–100; higher = greater projected risk. FEMA flood zone: minimal.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Mar 22, 2023	Resale	Bargain And Sale Deed	\$497,000	\$225	\$480K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Lois & Jerry Tarkanian Middle School	Middle	6–8	0.5 mi
Aldeane Comito Ries Elementary School	Elementary	KG–5	0.9 mi
Desert Oasis High School	High	9–12	0.9 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 89141

19 CRIME INDEX	90 AIR POLLUTION	39,335 POPULATION	\$105K MEDIAN IN-COME	65°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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