

Single Family Residence **RESIDENTIAL**

9625 RUBY RUST LN

LAS VEGAS, NV 89143

\$451,246 TopHap Estimate · \$248 / ft² · confidence 92 · as of Jul 14, 2026



3

BEDS

2

BATHS

1,816 ft²

LIVING AREA

0.11 ac

LOT SIZE

2025

YEAR BUILT

1

STORIES

6

ROOMS

2

PARKING

VALUATION

\$451K

\$414K low

\$488K high

Last Sale

\$628,540 · Feb 10, 2026

Est. Owner Equity

\$0

Loan-to-Value

106%

TAX & ASSESSMENT

Property Tax	\$1,397 (2026)
Assessed Value	\$42,525
Previous Assessed	\$42,525
Assessor Market Value	\$121,500

PROPERTY FACTS

Property Type	Single Family Residence
County	Clark
Lot (acres)	0.11
Construction	Frame (Unspecified)
Roof	Tile
Heating	Forced Air
Cooling	Central
Garage	Garage, Attached

Sprinklers

CLIMATE RISK

1
FLOOD

44
WILDFIRE

83
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
Feb 9, 2026	Resale	Bargain And Sale Deed	\$628,540	\$346	\$479K
Sep 12, 2024	Resale	Bargain And Sale Deed	\$9,878,046	\$5439	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
William & Mary Scherkenbach Elementary School	Elementary	KG–5	1.0 mi
Arbor View High School	High	9–12	3.6 mi
Ralph L. Cadwallader Middle School	Middle	6–8	3.9 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 89143

27 CRIME INDEX	91 AIR POLLUTION	15,127 POPULATION	\$91K MEDIAN IN-COME	63°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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