

Single Family Residence **RESIDENTIAL**

9609 RUBY RUST LN

LAS VEGAS, NV 89143

\$580,088 TopHap Estimate · confidence 95 · as of Jul 14, 2026



0.13 ac
LOT SIZE

2026
YEAR BUILT

VALUATION

\$580K

\$551K low

\$609K high

Last Sale

\$694,990 · May 28, 2026

Est. Owner Equity

\$24,096

Loan-to-Value

109%

TAX & ASSESSMENT

Property Tax	\$1,552 (2026)
Assessed Value	\$47,250

PROPERTY FACTS

Property Type	Single Family Residence
County	CLARK
Lot (acres)	0.13
Pool	No

CLIMATE RISK

22
FLOOD

65
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
May 27, 2026	Resale	Bargain And Sale Deed	\$694,990		\$556K
Sep 12, 2024	Resale	Bargain And Sale Deed	\$9,878,046		

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	Absentee owner
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