

Single Family Residence **RESIDENTIAL**

8016 ROUNDUP RIDGE ST

LAS VEGAS, NV 89131

\$417,030 TopHap Estimate · \$299 / ft² · confidence 92 · as of Jul 14, 2026



2
BEDS

2
BATHS

1,396 ft²
LIVING AREA

0.1 ac
LOT SIZE

2003
YEAR BUILT

1
STORIES

5
ROOMS

2
PARKING

VALUATION

\$417K

\$383K low

\$451K high

Last Sale

\$405,000 · Jan 29, 2025

Est. Owner Equity

\$93,030

Loan-to-Value

77%

TAX & ASSESSMENT

Property Tax	\$1,606 (2026)
Assessed Value	\$96,894
Previous Assessed	\$95,291
Assessor Market Value	\$232,606

PROPERTY FACTS

Property Type	Single Family Residence
County	CLARK
Lot (acres)	0.10
Construction	Frame (Unspecified)
Roof	Concrete
Heating	Forced Air With Air Conditioning
Cooling	Central
Garage	Garage, Attached
Pool	No

Patio · 24 ft²

Porch · 24 ft²

Sprinklers

CLIMATE RISK

1 FLOOD	1 WILDFIRE	82 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	\$/FT²	LOAN
Feb 11, 2026	Financing	Intrafamily Transfer			
Feb 11, 2026	Financing	Affidavit Of Death Of Joint Tenant			
Jan 24, 2025	Resale	Bargain And Sale Deed	\$405,000	\$290	\$324K
Apr 14, 2017	Quitclaim	Quit Claim Transfer			
Apr 14, 2017	Quitclaim	Quit Claim Transfer			\$144K
Apr 14, 2017	Financing	Affidavit Of Death			\$144K
Aug 7, 2014	Quitclaim	Quit Claim Transfer			
May 5, 2014	Financing	Intrafamily Transfer			\$108K
Dec 30, 2002	Resale	Grant Deed	\$141,470	\$101	\$127K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Kitty McDonough Ward Elementary School	Elementary	KG–5	0.6 mi
Shadow Ridge High School	High	9–12	0.8 mi
Anthony Saville Middle School	Middle	6–8	1.4 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 89131

40 CRIME INDEX	95 AIR POLLUTION	53,822 POPULATION	\$109K MEDIAN IN-COME	50°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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