

Single Family Residence

RESIDENTIAL

9036 RUSTY RIFLE AVE

LAS VEGAS, NV 89143

\$511,234 TopHap Estimate · \$182 / ft² · confidence 97 · as of Jun 23, 2026



4

BEDS

3

BATHS

2,816 ft²

LIVING AREA

0.13 ac

LOT SIZE

2004

YEAR BUILT

2

STORIES

7

ROOMS

2

PARKING

VALUATION

\$511K

\$496K low

\$527K high

Last Sale

\$149,625 · Feb 25, 2011

Est. Owner Equity

\$511,234

TAX & ASSESSMENT

Property Tax	\$3,386 (2026)
Assessed Value	\$144,310
Previous Assessed	\$146,406
Assessor Market Value	\$412,314

PROPERTY FACTS

Property Type	Single Family Residence
County	Clark
Lot (acres)	0.13
Construction	Frame (Unspecified)
Roof	Tile
Heating	Forced Air
Cooling	Central
Fireplace	Yes
Garage	Garage, Built-in

Porch · 91 ft²

Sprinklers

CLIMATE RISK

1
FLOOD

1
WILDFIRE

83
HEAT

1
STORM

100
DROUGHT

Scores 0–100; higher = greater projected risk. FEMA flood zone: minimal.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Feb 7, 2011	Recorded document	Grant Deed			
Feb 23, 2011	Resale	Grant Deed	\$149,625	\$53	
Jul 29, 2010	Foreclosure sale	Trustees Deed	\$426,670	\$152	
Jan 23, 2006	Resale	Grant Deed	\$432,500	\$154	\$346K
Apr 1, 2004	Resale	Grant Deed	\$289,880	\$103	\$150K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
James Bilbray Elementary School	Elementary	KG–5	0.5 mi
Arbor View High School	High	9–12	2.2 mi
Ralph L. Cadwallader Middle School	Middle	6–8	2.4 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 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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