

Single Family Residence **RESIDENTIAL**

1038 GARNET RIDGE CT

LAS VEGAS, NV 89123

\$450,457 TopHap Estimate · \$223 / ft² · confidence 95 · as of Jul 14, 2026



4
BEDS

2.5
BATHS

2,019 ft²
LIVING AREA

0.1 ac
LOT SIZE

2006
YEAR BUILT

2
STORIES

7
ROOMS

2
PARKING

VALUATION

\$450K

\$428K low

\$473K high

Last Sale

\$144,900 · Mar 23, 2012

Est. Owner Equity

\$278,457

Loan-to-Value

38%

TAX & ASSESSMENT

Property Tax	\$1,963 (2026)
Assessed Value	\$128,071
Previous Assessed	\$124,636
Assessor Market Value	\$300,209

PROPERTY FACTS

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

Porch · 42 ft²

Sprinklers

CLIMATE RISK

14
FLOOD

61
WILDFIRE

82
HEAT

1
STORM

100
DROUGHT

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

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Aug 10, 2024	Financing	Intrafamily Transfer			\$100K
Jul 21, 2016	Recorded document	Grant Deed			
Dec 13, 2012	Quitclaim	Quit Claim Transfer			
Mar 15, 2012	Resale	Grant Deed	\$144,900	\$72	
Sep 9, 2011	Resale	Trustees Deed	\$134,100	\$66	
Dec 19, 2005	Quitclaim	Quit Claim Transfer			
Dec 19, 2005	Resale	Grant Deed	\$377,186	\$187	\$302K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Charlotte Hill Elementary School	Elementary	KG–5	0.6 mi
Jack Lund Schofield Middle School	Middle	6–8	1.6 mi
Silverado High School	High	9–12	2.2 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 89123

91 CRIME INDEX	89 AIR POLLUTION	60,705 POPULATION	\$78K MEDIAN IN-COME	66°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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