



\$ 771,000.00

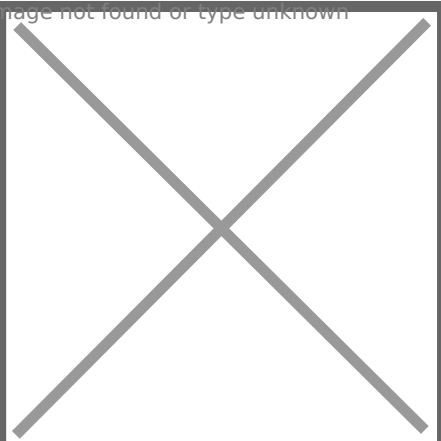
## 1540 SANDSTONE BLUFFS VIEW, MESQUITE, NV 89034, USA

<https://homesforsalemesquitenevada.com>

Impressive MOUNTAIN & MESA VIEWS in the only gated neighborhood in Sun City Mesquite... On a full quarter acre, including 3,072 square feet on the interior, the exterior is truly an Oasis. Elevated w/ the perfect south-eastern back yard orientation, this premium home site offers unparalleled mountain & mesa views....

- 3 beds
- 4 baths
- Single Family
- ForSale
- Active

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## BASIC FACTS

**Date added:** 11/18/24

**Type:** Single Family

**Bedrooms:** 3

**Full Bathrooms:** 3

**Area:** 3072 sq ft

**Year built:** 2008

**Post Updated:** 2024-11-18 08:07:57

**Status:** Active

**Bathrooms:** 4

**Half Bathrooms:** 1

**Lot size:** 0.25 sq ft

**MLS #:** 1125900

## PROPERTY DETAILS

**Subdivision:** Branding Iron

**Listing Area:** North of I15

**Property Style:** Spanish, 1 story above ground

## LOCATION DETAILS

**County:** Clark

**Zoning:** PUD

## PROPERTY FEATURES

**Exterior Features:** Cul-de-sac, Fenced- Full, **Exterior Construction:** Stucco  
Gated Community, Landscape- Full,  
Sidewalks, Sprinklers- Drip System, Trees,  
View of City, View of Mountains, Senior Only  
Area, Patio- Covered, Swimming Pool- Assoc.,  
Pickleball Court-HOA



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**Interior Features:** Ceiling Fans, Flooring- Carpet, Flooring- Tile, Window Coverings, Smart Wiring, Vaulted Ceilings, Walk-in Closets, Den/Office

**Cooling:** Heat Pump

**Heating:** Heat Pump

**Swimming Pool Description:** Association, HotTub/Spa, Indoor

**Utilities:** Wired for Cable, Assessments Paid, Cable T.V., Water Source: City/Municipal, Internet: Cable/DSL, Internet: Satellite/Wireless, Legal Access: Yes, Phone: Land Line, Garbage Collection, Phone: Cell Service, Power Source: City/Municipal, Water: Potable/Drinking, Sewer: To Property

**Garage Description:** Attached, Heated, Auto Door(s), Remote Opener, Shelves

**Garage Spaces:** 3

**Basement:** None

**Foundation:** Post Tension

**Roof Type:** Tile

**Appliances:** Dishwasher, Garbage Disposal, Microwave, Refrigerator, W/D Hookups, Washer & Dryer, Water Heater- Electric, Water Softener, Oven/Range- Electric

## FEES & TAXES

**HOA Fees:** \$ 204.00

**HOA Fees Term:** month

**HOA Includes:** Clubhouse, Common Areas, Golf Privileges, Hot Tub/Spa, Management, Master & Sub HOA, Pool, Road Maintenance, Tennis Court

## ROOMS & UNITS DESCRIPTION

**Total Rooms:** 9



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## MISCELLANEOUS

**Virtual Tour:** <https://youtu.be/k5L90urDWqI>

## COURTESY OF

**Listing Agent Name:** Michelle Hampsten

**Listing Agent ID:** S.0067698

**Contact:** (702) 375-1997

**Listing Office Name:** Keller Williams The  
Market Place

**Listing Office ID:** AA10790



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