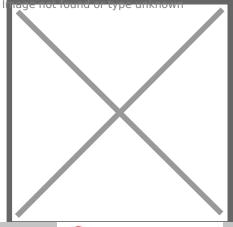


1602 WATCHMANS POINT MESQUITE NV 89034

https://homesforsalemesquitenevada.com

Welcome to 1602 Watchmans Point, where stunning views meet comfortable living in Mesquite's desirable Sun City community. This 3-bedroom, 3-bathroom turn-key home includes all costly furniture & designer decor. It sits on a magnificent quarteracre lot with incredible panoramic vistas stretching across multiple states. Inside, you'll find 2,054 square feet...

- 3 heds
- 3 baths
- Single Family
- ForSala
- Active





BASIC FACTS

Date added: 09/02/25 **Post Updated:** 2025-12-23 13:15:04

Type: Single Family **Status:** Active

Bedrooms: 3 Bathrooms: 3

Full Bathrooms: 3 Floors: 1

Area: 2054 sq ft **Lot size:** 0.25 sq ft

Year built: 2011 **MLS #:** 1126820

PROPERTY DETAILS

Subdivision: Overland Trail **Listing Area:** North of I15

Property Style: 1 story above ground

LOCATION DETAILS

County: Clark **Zoning:** PUD, Residential

PROPERTY FEATURES

Exterior Features: Cul-de-sac, Fenced-Partial, Landscape- Full, Sprinklers- Drip System, Trees, View of City, View of Golf Course, View of Mountains, View of Valley, Senior Only Area, Outdoor Lighting, Patio-Covered, Swimming Pool- Assoc., Pickleball Court-HOA Exterior Construction: Frame, Stucco



Interior Features: Alarm/Security System, **Cooling:** Heat Pump, Wall Unit Ceiling Fans, Flooring-Laminate, Flooring-

Tile, Guest House/Casita, Window Coverings,

Smart Wiring, Walk-in Closets, Den/Office, Furnished- Full

Heating: Heat Pump Swimming Pool Description: Association

Utilities: Assessments Paid, Natural Gas: Not**Garage Description:** Attached, Remote

Available Opener

Garage Spaces: 2 Basement: None

Foundation: Post Tension **Roof Type:** Cement, Tile

Appliances: Dishwasher, Garbage Disposal, Microwave, Refrigerator, Washer & Dryer, Water Heater- Electric, Oven/Range- Electric

FEES & TAXES

HOA Fees: \$ 140.00 **HOA Fees Term:** month

HOAIncludes: Clubhouse, Common Areas, Golf Privileges, Hot Tub/Spa, Master & Sub

HOA, Pool, Tennis Court

ROOMS & UNITS DESCRIPTION

Total Rooms: 12

MISCELLANEOUS

Virtual Tour: https://youtu.be/T9do7r9Nuys?si=POdwC7--k-acSdDu

COURTESY OF

Listing Agent Name: Ioan Marie Fitton Listing Agent ID: BS.145958.LLC/MGR



Contact: (702) 757-8306 **Listing Office ID:** AA10752 Listing Office Name: Sun City Realty

