



**\$ 429,000.00**

## **846 TRICKLING BROOK RIDGE MESQUITE NV 89034**

<https://homesforsalemesquitenevada.com>

Welcome to 846 Trickling Brook Ridge - a beautifully maintained Sun City Mesquite retreat offering modern finishes, exceptional outdoor living, and a prime corner-lot location. Built in 2019, this 1,864 SF single-story home sits on a .17-acre corner lot & features 2 bedrooms, 2 bathrooms, & a versatile den perfect...

- 2 beds
- 2 baths
- Single Family
- For Sale
- Active

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## BASIC FACTS

**Date added:** 11/17/25

**Post Updated:** 2025-12-23 13:43:10

**Type:** Single Family

**Status:** Active

**Bedrooms:** 2

**Bathrooms:** 2

**Full Bathrooms:** 2

**Floors:** 1

**Area:** 1864 sq ft

**Lot size:** 0.17 sq ft

**Year built:** 2019

**MLS #:** 1127092

## PROPERTY DETAILS

**Subdivision:** Bridge Landing

**Listing Area:** North of I15

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

## LOCATION DETAILS

**County:** Clark

**Zoning:** Residential, single family

## PROPERTY FEATURES

**Exterior Features:** Corner Lot, Curb & Gutter, Fenced- Full, Landscape- Full, Sidewalks, Sprinklers- Automatic, Trees, View of Mountains, Senior Only Area, Patio-Covered, Swimming Pool- Assoc., Pickleball Court-HOA

**Exterior Construction:** Frame, Stucco



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**Interior Features:** Ceiling Fans, Flooring- Carpet, Flooring- Tile, Flooring- Vinyl, Wheelchair Accessible, Window Coverings, Walk-in Closets, Den/Office, Furnished- Full

**Heating:** Electric, Heat Pump

**Cooling:** Electric, Ground Unit

**Utilities:** Assessments Owed, Cable T.V., Water Source: City/Municipal, Internet: Cable/DSL, Internet: Satellite/Wireless, Water Source: Water Company, Sewer: Hooked-up, Phone: Land Line, Garbage Collection, Natural Gas: Not Available, Phone: Cell Service, Power Source: City/Municipal

**Garage Spaces:** 2

**Basement:** None

**Foundation:** Permanently Attached, Post Tension, Slab on Grade

**Roof Type:** Tile

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

## FEES & TAXES

**HOA Fees:** \$ 140.00

**HOA Fees Term:** month

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

## ROOMS & UNITS DESCRIPTION

**Total Rooms:** 9



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## COURTESY OF

**Listing Agent Name:** John Larson

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**Listing Agent ID:** S.0077352

**Listing Office Name:** RE/MAX Ridge Realty



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