

Surplus Real Property Sales/Lease

Frequently Asked Questions

Q: Can I buy land or property directly from the County?

A: The County is unable to directly sell land or property to any private individual unless the property qualifies under NRS 37.270, NRS 244.281(e) or Article I Section 22(6) of the Nevada Constitution.

Q: How do I nominate a parcel for Surplus?

A: Only the County department that holds the property may nominate a property for surplus.

Q: When are auctions held?

A: Auctions are held on a case by case basis. Any available auctions will be posted on our website at: https://www.clarkcountynv.gov/government/departments/real_property_management/surplus_property_sales.php

Q: Can the County notify me when there is property for sale?

A: No. The County is unable to individually notify parties when a property is for sale. Any available auctions will be posted on our website at:

https://www.clarkcountynv.gov/government/departments/real_property_management/surplus_property_sales.php

Q: Where can I find a list of property for sale?

A: Any available auctions will be posted on our website at:

https://www.clarkcountynv.gov/government/departments/real_property_management/surplus_property_sales.php

Q: Where do the auctions take place?

A: Auctions are held at the Clark County Commission Chambers at the Clark County Government Center located at 500 S Grand Central Pkwy 1st floor, Las Vegas, NV 89155 during a regularly scheduled Clark County Board of Commission meeting.

Q: How do I bid on a property available for auction?

A: All bidders are required to register for an auction by 4:30 PM on the Thursday prior to the auction date. You may register and submit a written and sealed bid for the Clark County Commissioners to open at the auction or you may register as an oral bidder and come down to the auction and bid orally. All initial oral bids must be at least 5% higher than the highest written sealed bid and subsequent oral bids must be in increments of Five Thousand Dollars (\$5,000) or more than previous oral bids. All bids forms for each available auction property will be posted and linked next to the auction date of each property and available for download. Follow the instructions on each bid form for proper registration.

Q: what due diligence or property information does the County provide?

A: It is the bidder's responsibility to determine condition and suitability of the property. The property is sold as-is and the County makes no representations or warranties regarding condition or title.

Q: How soon do I have to close escrow and do I have to provide a deposit?

A: escrow must close within sixty (60) days of a winning bid. Within twenty-four (24) hours of the Boards acceptance of a bid, the bidder must make a non-refundable ten percent (10%) deposit towards the purchase price.

Q: Does the County pay commission?

A: No. The County does not pay commission and any costs in relation to the transfer or sale of the property shall be the responsibility of the successful bidder.

Q: Can the County lease property or land to me?

A: No. The County is unable to directly lease property or land to any private individual unless the property qualifies under NRS 244.283.

Q: Does Clark County Real Property Management (RPM) hold auctions for foreclosure property?

A: No. RPM does not hold auctions for foreclosure property. Please direct your inquires to the Sheriff's office at https://www.clarkcountynv.gov/government/departments/sheriff_civil/index.php..