

Single Family Residence **RESIDENTIAL**

9486 LONG RIVER DR

RENO, NV 89506

\$484,071 TopHap Estimate · \$268 / ft² · confidence 97 · as of Jul 14, 2026



4

BEDS

2

BATHS

1,804 ft²

LIVING AREA

0.15 ac

LOT SIZE

2001

YEAR BUILT

1

STORIES

3

PARKING

VALUATION

\$484K

\$468K low

\$501K high

Last Sale

\$190,000 · Nov 18, 2013

Est. Owner Equity

\$310,341

Loan-to-Value

36%

TAX & ASSESSMENT

Property Tax	\$2,139 (2025)
Assessed Value	\$99,835
Previous Assessed	\$96,206
Assessor Market Value	\$285,243

PROPERTY FACTS

Property Type	Single Family Residence
County	Washoe
Lot (acres)	0.15
Construction	Frame (Unspecified)
Foundation	Wood (Unspecified)
Roof	Composition Shingle
Heating	Forced Air
Cooling	Yes
Garage	Garage, Attached
Pool	No

Porch · 375 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Nov 11, 2013	Resale	Grant Deed	\$190,000	\$105	\$187K
Oct 12, 2013	Quitclaim	Quit Claim Transfer			
Apr 3, 2013	Resale	Grant Deed	\$127,000	\$70	\$89K
Apr 30, 2009	Financing	Grant Deed			\$195K
Jul 23, 2008	Quitclaim	Quit Claim Transfer			\$192K
Jun 24, 2008	Resale	Grant Deed	\$195,000	\$108	
May 7, 2008	Non-arms-length	Trustees Deed	\$208,320	\$115	
Oct 25, 2006	Resale	Grant Deed	\$304,500	\$169	\$244K
Jan 31, 2002	Resale	Grant Deed	\$159,500	\$88	\$163K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Stead Elementary School	Elementary	KG–5	0.7 mi
William O'Brien Middle School	Middle	6–8	0.7 mi
North Valleys High School	High	9–12	3.0 mi

District: Washoe 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 89506

72 CRIME INDEX	95 AIR POLLUTION	46,491 POPULATION	\$79K MEDIAN IN-COME	48°F AVG TEMP	79% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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