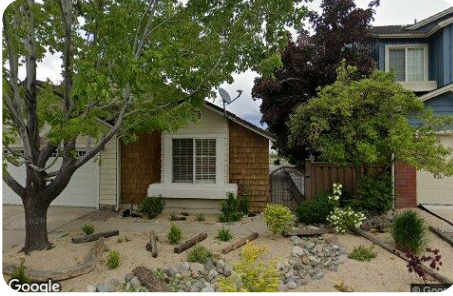


Single Family Residence **RESIDENTIAL**

2250 SADDLE RIDGE CT

RENO, NV 89509

\$672,310 TopHap Estimate · \$405 / ft² · confidence 92 · as of Jul 14, 2026



3

BEDS

2

BATHS

1,660 ft²

LIVING AREA

0.21 ac

LOT SIZE

1984

YEAR BUILT

1

STORIES

2

PARKING

VALUATION

\$672K

\$616K low

\$729K high

Est. Owner Equity

\$319,910

Loan-to-Value

52%

TAX & ASSESSMENT

Property Tax	\$2,833 (2025)
Assessed Value	\$97,295
Previous Assessed	\$96,814
Assessor Market Value	\$277,987

PROPERTY FACTS

Property Type	Single Family Residence
County	Washoe
Lot (acres)	0.21
Construction	Frame (Unspecified)
Foundation	Wood (Unspecified)
Roof	Composition Shingle
Heating	Forced Air
Fireplace	Yes
Garage	Garage, Attached
Pool	No

Porch · 33 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Nov 13, 2023	Financing	Affidavit Of Death Of Joint Tenant			
Dec 30, 2020	Financing	Affidavit Of Death Of Joint Tenant			
Jan 30, 2007	Resale	Grant Deed	\$378,000	\$228	\$302K
Feb 2, 2007	Recorded document	Grant Deed			
Jun 30, 1998	Resale	Grant Deed	\$197,000	\$119	\$177K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Caughlin Ranch Elementary School	Elementary	KG–5	0.9 mi
Darrell C. Swope Middle School	Middle	6–8	1.7 mi
Reno High School	High	9–12	2.3 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 89509

103 CRIME INDEX	94 AIR POLLUTION	36,556 POPULATION	\$89K MEDIAN IN-COME	51°F AVG TEMP	79% SUNSHINE
---------------------------------------	--	---	--	-------------------------------------	------------------------------------

Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
-----------	----------------