

Single Family Residence

RESIDENTIAL

402 RIVER FLOW CT

RENO, NV 89523

\$718,686 TopHap Estimate · \$470 / ft² · confidence 93 · as of Jul 14, 2026

3

BEDS

2

BATHS

1,530 ft²

LIVING AREA

0.18 ac

LOT SIZE

1995

YEAR BUILT

1

STORIES

2

PARKING

VALUATION

\$719K

\$668K low

\$769K high

Last Sale

\$250,000 · Nov 5, 2009

Est. Owner Equity

\$718,686

TAX & ASSESSMENT

Property Tax

\$2,779 (2025)

Assessed Value

\$120,259

Previous Assessed

\$113,937

Assessor Market Value

\$343,597

PROPERTY FACTS

Property Type	Single Family Residence
County	Washoe
Lot (acres)	0.18
Construction	Frame (Unspecified)
Foundation	Wood (Unspecified)
Roof	Concrete
Heating	Forced Air
Cooling	Yes
Fireplace	Yes
Garage	Garage, Attached
Pool	No

Porch · 354 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Oct 30, 2009	Resale	Grant Deed	\$250,000	\$163	
Sep 1, 1995	Resale	Grant Deed	\$178,000	\$116	
Oct 12, 1994	Resale	Grant Deed	\$1,920,000	\$1255	\$740K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
B. D. Billingshurst Middle School	Middle	6–8	1.3 mi
Robert McQueen High School	High	9–12	2.4 mi
Verdi Elementary School	Elementary	KG–5	4.6 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 89523

58 CRIME INDEX	87 AIR POLLUTION	40,260 POPULATION	\$97K MEDIAN IN-COME	46°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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