

Single Family Residence

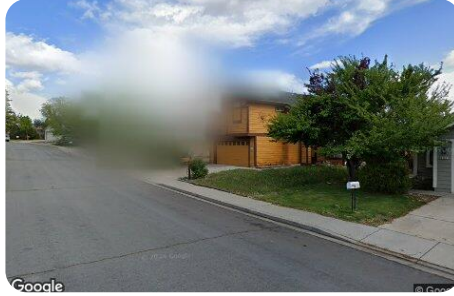
RESIDENTIAL

6542 FALL RIVER CIR

RENO, NV 89523

\$500,558

TopHap Estimate · \$439 / ft² · confidence 97 · as of Jul 14, 2026



3

BEDS

2

BATHS

1,141 ft²

LIVING AREA

0.19 ac

LOT SIZE

1998

YEAR BUILT

1

STORIES

2

PARKING

VALUATION

\$501K

\$486K low

\$515K high

Last Sale

\$334,900 · Aug 22, 2019

Est. Owner Equity

\$130,558

Loan-to-Value

74%

TAX & ASSESSMENT

Property Tax	\$2,209 (2025)
Assessed Value	\$83,351
Previous Assessed	\$80,434
Assessor Market Value	\$238,147

PROPERTY FACTS

Property Type	Single Family Residence
County	Washoe
Lot (acres)	0.19
Construction	Frame (Unspecified)
Foundation	Wood (Unspecified)
Roof	Composition Shingle
Heating	Forced Air
Cooling	Yes
Fireplace	Yes
Garage	Garage, Attached
Pool	No

Porch · 34 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Apr 19, 2022	Financing	Intrafamily Transfer			\$370K
Aug 20, 2019	Resale	Bargain And Sale Deed	\$334,900	\$294	\$301K
Sep 9, 2016	Resale	Bargain And Sale Deed	\$252,000	\$221	\$239K
Sep 2, 2016	Quitclaim	Quit Claim Transfer			
Sep 2, 2016	Quitclaim	Quit Claim Transfer			
Oct 19, 2001	Resale	Grant Deed	\$155,000	\$136	\$106K
Mar 20, 1998	Resale	Grant Deed	\$137,000	\$120	\$134K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
B. D. Billingshurst Middle School	Middle	6–8	0.2 mi
George Westergard Elementary School	Elementary	KG–5	0.5 mi

Robert McQueen High School	High	9–12	1.2 mi
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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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