

Single Family Residence **RESIDENTIAL**

2280 RIVIERA ST

RENO, NV 89509

\$984,910 TopHap Estimate · \$294 / ft² · confidence 74 · as of Jul 14, 2026



4

BEDS

2

BATHS

3,353 ft²

LIVING AREA

0.17 ac

LOT SIZE

1956

YEAR BUILT

2

STORIES

2

PARKING

VALUATION

\$985K

\$731K low

\$1.2M high

Last Sale

\$222,000 · Sep 7, 2011

Est. Owner Equity

\$774,010

Loan-to-Value

22%

TAX & ASSESSMENT

Property Tax	\$2,551 (2025)
Assessed Value	\$95,499
Previous Assessed	\$96,814
Assessor Market Value	\$272,854

PROPERTY FACTS

Property Type	Single Family Residence
County	Washoe
Lot (acres)	0.17
Construction	Frame (Unspecified)
Foundation	Wood (Unspecified)
Roof	Composition Shingle
Heating	Forced Air
Fireplace	Yes
Garage	Garage, Built-in
Pool	No

Balcony

Patio · 273 ft²

Porch · 432 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Sep 1, 2011	Resale	Grant Deed	\$222,000	\$66	\$211K
Mar 28, 2011	Quitclaim	Quit Claim Transfer			
Jan 10, 2007	Quitclaim	Quit Claim Transfer			
Mar 2, 2007	Quitclaim	Quit Claim Transfer			\$265K
Mar 28, 2005	Quitclaim	Quit Claim Transfer			
Jan 18, 2005	Quitclaim	Quit Claim Transfer			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Hunter Lake Elementary School	Elementary	KG–5	0.5 mi
Reno High School	High	9–12	0.6 mi
Darrell C. Swope Middle School	Middle	6–8	0.7 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
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Index values: 100 = US average; lower is better.

| OWNERSHIP

Occupancy	Owner occupied
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