

Single Family Residence **RESIDENTIAL**

17842 BEAR RIVER CT

RENO, NV 89508

\$492,266 TopHap Estimate · \$212 / ft² · confidence 97 · as of Jul 14, 2026



4

BEDS

3

BATHS

2,320 ft²

LIVING AREA

0.15 ac

LOT SIZE

2000

YEAR BUILT

2

STORIES

2

PARKING

VALUATION

\$492K

\$476K low

\$509K high

Last Sale

\$305,000 · Nov 17, 2017

Est. Owner Equity

\$109,686

Loan-to-Value

77%

TAX & ASSESSMENT

Property Tax	\$2,272 (2025)
Assessed Value	\$108,081
Previous Assessed	\$102,531
Assessor Market Value	\$308,803

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, Built-in
Pool	No

Porch · 121 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Oct 22, 2017	Resale	Bargain And Sale Deed	\$305,000	\$131	\$299K
Jan 30, 2012	Resale	Grant Deed	\$118,000	\$51	\$115K
Jan 31, 2012	Quitclaim	Quit Claim Transfer			
Nov 23, 2010	Foreclosure sale	Trustees Deed	\$134,100	\$58	
May 3, 2001	Resale	Grant Deed	\$145,500	\$63	\$148K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Cold Springs Middle School	Middle	6–8	0.5 mi
Michael Inskeep Elementary School	Elementary	KG–5	2.5 mi
North Valleys High School	High	9–12	9.2 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 89508

40 CRIME INDEX	88 AIR POLLUTION	14,337 POPULATION	\$91K MEDIAN IN-COME	47°F AVG TEMP	79% SUNSHINE
--------------------------	----------------------------	-----------------------------	--------------------------------	-------------------------	------------------------

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

OWNERSHIP

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