

Condominium

RESIDENTIAL

640 W RIVERVIEW CIR

RENO, NV 89509

\$526,464 TopHap Estimate · \$325 / ft² · confidence 92 · as of Jul 14, 2026



3

BEDS

2

BATHS

1,618 ft²

LIVING AREA

44 ft²

LOT SIZE

1977

YEAR BUILT

1

STORIES

2

PARKING

VALUATION

\$526K

\$487K low

\$566K high

Last Sale

\$200,000 · Sep 18, 2013

Est. Owner Equity

\$376,464

Loan-to-Value

29%

TAX & ASSESSMENT

Property Tax	\$2,019 (2025)
Assessed Value	\$79,457
Previous Assessed	\$73,373
Assessor Market Value	\$227,021

PROPERTY FACTS

Property Type	Condominium
County	Washoe
Construction	Frame (Unspecified)
Foundation	Wood (Unspecified)
Roof	Composition Shingle
Heating	Forced Air
Fireplace	Yes
Garage	Garage, Attached
Pool	No

Wet bar

Porch · 60 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Sep 16, 2013	Quitclaim	Quit Claim Transfer			
Sep 16, 2013	Resale	Grant Deed	\$200,000	\$124	
Dec 6, 2006	Quitclaim	Quit Claim Transfer			
Sep 30, 2005	Financing	Intrafamily Transfer			\$296K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Darrell C. Swope Middle School	Middle	6–8	0.3 mi
Hunter Lake Elementary School	Elementary	KG–5	0.5 mi
Reno High School	High	9–12	0.9 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	Absentee owner
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