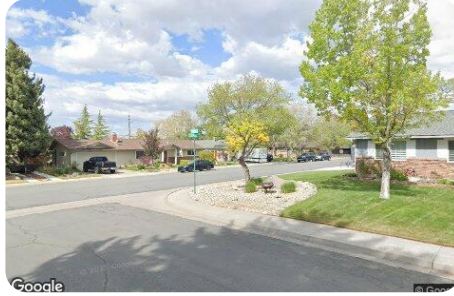


Single Family Residence **RESIDENTIAL**

1200 ROWLAND CIR

RENO, NV 89509

\$649,041 TopHap Estimate · \$335 / ft² · confidence 90 · as of Jul 14, 2026



3

BEDS

3

BATHS

1,940 ft²
LIVING AREA

0.23 ac
LOT SIZE

1968

YEAR BUILT

1

STORIES

2

PARKING

VALUATION

\$649K

\$581K low

\$717K high

Last Sale

\$192,000 · Dec 12, 1997

Est. Owner Equity

\$472,791

Loan-to-Value

26%

TAX & ASSESSMENT

Property Tax	\$1,761 (2025)
Assessed Value	\$86,298
Previous Assessed	\$84,055
Assessor Market Value	\$246,566

PROPERTY FACTS

Property Type	Single Family Residence
County	Washoe
Lot (acres)	0.23
Construction	Frame (Unspecified)
Foundation	Wood (Unspecified)
Roof	Composition Shingle
Heating	Forced Air
Cooling	Yes
Fireplace	Yes
Garage	Garage, Attached
Pool	No

Porch · 568 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Mar 25, 2015	Quitclaim	Quit Claim Transfer			
Mar 25, 2015	Quitclaim	Quit Claim Transfer			
May 19, 2010	Financing	Intrafamily Transfer			\$90K
Oct 21, 2004	Quitclaim	Quit Claim Transfer			
Dec 12, 1997	Resale	Grant Deed	\$192,000	\$99	\$91K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Darrell C. Swope Middle School	Middle	6–8	0.2 mi
Roy Gomm Elementary School	Elementary	KG–5	0.6 mi
Reno High School	High	9–12	1.3 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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