

Single Family Residence **RESIDENTIAL**

17892 BEAR RIVER CT

RENO, NV 89508

\$426,722 TopHap Estimate · \$263 / ft² · confidence 97 · as of Jul 14, 2026



3

BEDS

3

BATHS

1,624 ft²

LIVING AREA

0.13 ac

LOT SIZE

2000

YEAR BUILT

2

STORIES

2

PARKING

VALUATION

\$427K

\$415K low

\$439K high

Last Sale

\$235,000 · Feb 23, 2017

Est. Owner Equity

\$200,722

Loan-to-Value

54%

TAX & ASSESSMENT

Property Tax	\$1,878 (2025)
Assessed Value	\$90,603
Previous Assessed	\$83,582
Assessor Market Value	\$258,867

PROPERTY FACTS

Property Type	Single Family Residence
County	Washoe
Lot (acres)	0.13
Construction	Frame (Unspecified)
Foundation	Wood (Unspecified)
Roof	Composition Shingle
Heating	Forced Air
Cooling	Yes
Garage	Garage, Attached
Pool	No

Porch · 186 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Feb 22, 2017	Resale	Bargain And Sale Deed	\$235,000	\$145	\$231K
Apr 26, 2016	Resale	Grant Deed	\$208,254	\$128	
Jan 19, 2016	Non-arms-length	Trustees Deed	\$226,000	\$139	
May 11, 2010	Quitclaim	Quit Claim Transfer			
Apr 30, 2008	Quitclaim	Quit Claim Transfer			
May 24, 2005	Resale	Grant Deed	\$267,500	\$165	\$214K
Mar 31, 2003	Quitclaim	Quit Claim Transfer			\$123K
May 17, 2001	Resale	Grant Deed	\$125,000	\$77	\$123K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Cold Springs Middle School	Middle	6–8	0.5 mi
Michael Inskeep Elementary School	Elementary	KG–5	2.6 mi

North Valleys High School

High

9–12

9.1 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

Absentee owner