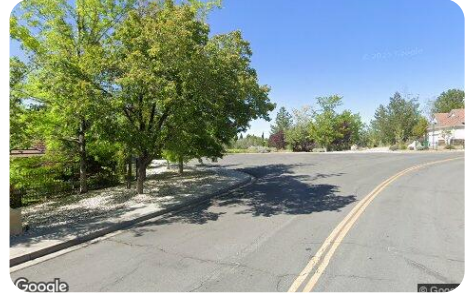


Single Family Residence **RESIDENTIAL**

## 2691 RODNEY DR

RENO, NV 89509

**\$1,317,484** TopHap Estimate · \$593 / ft<sup>2</sup> · confidence 93 · as of Jul 14, 2026



**4**

BEDS

**3**

BATHS

**2,222 ft<sup>2</sup>**

LIVING AREA

**0.36 ac**

LOT SIZE

**2002**

YEAR BUILT

**1**

STORIES

**3**

PARKING

### VALUATION

**\$1.3M**

\$1.2M low

\$1.4M high

Last Sale

**\$600,000 · Oct 15, 2014**

Est. Owner Equity

**\$437,484**

Loan-to-Value

**71%**

## TAX & ASSESSMENT

|                       |                |
|-----------------------|----------------|
| Property Tax          | \$7,324 (2025) |
| Assessed Value        | \$265,445      |
| Previous Assessed     | \$266,234      |
| Assessor Market Value | \$758,415      |

## PROPERTY FACTS

|               |                         |
|---------------|-------------------------|
| Property Type | Single Family Residence |
| County        | Washoe                  |
| Lot (acres)   | 0.36                    |
| Construction  | Frame (Unspecified)     |
| Foundation    | Wood (Unspecified)      |
| Roof          | Concrete                |
| Heating       | Forced Air              |
| Cooling       | Yes                     |
| Fireplace     | Yes                     |
| Garage        | Garage, Attached        |
| Pool          | No                      |

Deck · 468 ft²

Patio · 468 ft²

Porch · 192 ft²

Outdoor kitchen

## TRANSACTION HISTORY

| DATE         | TYPE             | DEED                  | PRICE     | \$/FT² | LOAN   |
|--------------|------------------|-----------------------|-----------|--------|--------|
| Apr 1, 2021  | Financing        | Intrafamily Transfer  |           |        |        |
| Oct 13, 2014 | Resale           | Bargain And Sale Deed | \$600,000 | \$270  | \$480K |
| Feb 18, 2014 | Quitclaim        | Quit Claim Transfer   |           |        |        |
| Jun 18, 2009 | Quitclaim        | Quit Claim Transfer   |           |        |        |
| Jan 2, 2008  | Foreclosure sale | Trustees Deed         |           |        |        |
| Oct 4, 2005  | Financing        | Trustees Deed         |           |        | \$243K |
| Jan 17, 2002 | Resale           | Grant Deed            | \$63,000  | \$28   | \$200K |
| Dec 14, 1995 | Resale           | Grant Deed            | \$64,000  | \$29   | \$34K  |
| Jan 18, 1995 | Resale           | Grant Deed            | \$54,000  | \$24   |        |
| Jan 7, 1994  | Resale           | Grant Deed            | \$123,333 | \$56   | \$37K  |
| Jul 23, 1993 | Resale           | Grant Deed            | \$20,000  | \$9    |        |

## ASSIGNED SCHOOLS

| SCHOOL                         | LEVEL      | GRADES | DISTANCE |
|--------------------------------|------------|--------|----------|
| Jessie Beck Elementary School  | Elementary | KG–5   | 0.9 mi   |
| Darrell C. Swope Middle School | Middle     | 6–8    | 1.2 mi   |
| Reno High School               | High       | 9–12   | 1.6 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

|                           |                            |                             |                                |                         |                        |
|---------------------------|----------------------------|-----------------------------|--------------------------------|-------------------------|------------------------|
| <b>103</b><br>CRIME INDEX | <b>94</b><br>AIR POLLUTION | <b>36,556</b><br>POPULATION | <b>\$89K</b><br>MEDIAN IN-COME | <b>51°F</b><br>AVG TEMP | <b>79%</b><br>SUNSHINE |
|---------------------------|----------------------------|-----------------------------|--------------------------------|-------------------------|------------------------|

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

## OWNERSHIP

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