

Single Family Residence **RESIDENTIAL**

8231 BIG RIVER DR

RENO, NV 89506

\$401,909 TopHap Estimate · \$363 / ft² · confidence 96 · as of Jul 14, 2026



3

BEDS

2

BATHS

1,108 ft²

LIVING AREA

0.11 ac

LOT SIZE

1998

YEAR BUILT

1

STORIES

2

PARKING

VALUATION

\$402K

\$387K low

\$417K high

Last Sale

\$260,000 · May 31, 2018

Est. Owner Equity

\$151,549

Loan-to-Value

60%

TAX & ASSESSMENT

Property Tax	\$1,927 (2025)
Assessed Value	\$75,632
Previous Assessed	\$72,997
Assessor Market Value	\$216,089

PROPERTY FACTS

Property Type	Single Family Residence
County	Washoe
Lot (acres)	0.12
Construction	Frame (Unspecified)
Foundation	Wood (Unspecified)
Roof	Composition Shingle
Heating	Forced Air
Cooling	Yes
Garage	Garage, Attached
Pool	No

Deck · 270 ft²

Patio · 270 ft²

Porch · 140 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Nov 11, 2020	Financing	Intrafamily Transfer			\$250K
May 16, 2018	Resale	Bargain And Sale Deed	\$260,000	\$235	\$12K
May 16, 2018	Recorded document	Affidavit Of Death			
Jun 30, 1999	Resale	Grant Deed	\$118,500	\$107	\$95K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Silver Lake Elementary School	Elementary	KG–5	0.7 mi
Cold Springs Middle School	Middle	6–8	5.0 mi
North Valleys High School	High	9–12	5.1 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.

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 NEIGHBORHOOD · ZIP 89506

72 CRIME INDEX	95 AIR POLLUTION	46,491 POPULATION	\$79K MEDIAN IN-COME	48°F AVG TEMP	79% SUNSHINE
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Index values: 100 = US average; lower is better.

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 OWNERSHIP

Occupancy	Owner occupied
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