

Single Family Residence **RESIDENTIAL**

2393 SAPHIRE RIDGE WAY

RENO, NV 89523

\$489,416 TopHap Estimate · \$394 / ft² · confidence 94 · as of Jul 14, 2026



3
BEDS

2
BATHS

1,243 ft²
LIVING AREA

3,938 ft²
LOT SIZE

2003
YEAR BUILT

1
STORIES

1
PARKING

VALUATION

\$489K

\$460K low

\$519K high

Last Sale

\$165,000 · Oct 21, 2009

Est. Owner Equity

\$329,366

Loan-to-Value

32%

TAX & ASSESSMENT

Property Tax	\$2,293 (2025)
Assessed Value	\$91,552
Previous Assessed	\$84,802
Assessor Market Value	\$261,577

PROPERTY FACTS

Property Type	Single Family Residence
County	Washoe
Lot (acres)	0.09
Construction	Frame (Unspecified)
Foundation	Wood (Unspecified)
Roof	Composition Shingle
Heating	Forced Air
Cooling	Yes
Garage	Garage, Attached
Pool	No

Porch · 170 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Sep 4, 2009	Resale	Grant Deed	\$165,000	\$133	\$160K
Jul 10, 2008	Foreclosure sale	Trustees Deed	\$227,733	\$183	
Sep 23, 2004	Resale	Grant Deed	\$268,000	\$216	\$214K
Feb 20, 2004	Resale	Grant Deed	\$232,900	\$187	\$186K
Dec 3, 2003	Recorded document	Grant Deed			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Robert McQueen High School	High	9–12	0.3 mi
Rollan D. Melton Elementary School	Elementary	KG–5	0.7 mi
B. D. Billingshurst Middle School	Middle	6–8	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 89523

58 CRIME INDEX	87 AIR POLLUTION	40,260 POPULATION	\$97K MEDIAN IN-COME	46°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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