

Single Family Residence

RESIDENTIAL

3569 ROCKY RIDGE CT

SPARKS, NV 89431

\$915,475 TopHap Estimate · \$323 / ft² · confidence 89 · as of Jul 14, 2026



3

BEDS

2

BATHS

2,830 ft²

LIVING AREA

0.67 ac

LOT SIZE

1995

YEAR BUILT

2

STORIES

4

PARKING

VALUATION

\$915K

\$813K low

\$1M high

Last Sale

\$60,000 · Mar 23, 1994

Est. Owner Equity

\$669,075

Loan-to-Value

27%

TAX & ASSESSMENT

Property Tax	\$5,755 (2025)
Assessed Value	\$212,230
Previous Assessed	\$209,254
Assessor Market Value	\$606,370

PROPERTY FACTS

Property Type	Single Family Residence
County	Washoe
Lot (acres)	0.67
Construction	Frame (Unspecified)
Foundation	Wood (Unspecified)
Roof	Concrete
Heating	Forced Air
Cooling	Yes
Fireplace	Yes
Garage	Garage, Attached
Pool	No

Deck · 673 ft²

Patio · 673 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Feb 21, 2007	Quitclaim	Quit Claim Transfer			
Jun 29, 1998	Quitclaim	Quit Claim Transfer			\$249K
Aug 9, 1994	Recorded document	Grant Deed			
Jun 2, 1994	Non-arms-length	Grant Deed	\$30,000	\$11	
Mar 23, 1994	Resale	Grant Deed	\$60,000	\$21	\$14K
May 14, 1993	Resale	Grant Deed	\$54,000	\$19	\$44K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Lena Juniper Elementary School	Elementary	KG–5	0.3 mi
Edward C. Reed High School	High	9–12	1.2 mi
Lou Mendive Middle School	Middle	6–8	2.0 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 89431

108

CRIME INDEX

94

AIR POLLUTION

44,169

POPULATION

\$62K

MEDIAN IN-COME

51°F

AVG TEMP

79%

SUNSHINE

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

| OWNERSHIP

Occupancy

Owner occupied