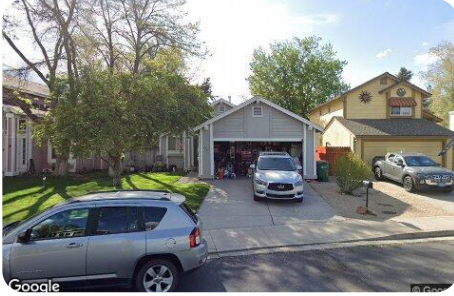


Single Family Residence **RESIDENTIAL**

2771 RANDOLPH DR

RENO, NV 89502

\$417,556 TopHap Estimate · \$389 / ft² · confidence 97 · as of Jul 14, 2026



2
BEDS

2
BATHS

1,074 ft²
LIVING AREA

0.13 ac
LOT SIZE

1984
YEAR BUILT

1
STORIES

2
PARKING

VALUATION

\$418K

\$403K low

\$432K high

Last Sale

\$400,000 · Sep 25, 2024

Est. Owner Equity

\$57,556

Loan-to-Value

86%

TAX & ASSESSMENT

Property Tax	\$1,644 (2025)
Assessed Value	\$68,015
Previous Assessed	\$64,128
Assessor Market Value	\$194,329

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
Fireplace	Yes
Garage	Garage, Attached
Pool	No

Deck · 288 ft²

Patio · 288 ft²

Porch · 96 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Aug 21, 2024	Resale	Bargain And Sale Deed	\$400,000	\$372	\$360K
Nov 15, 2005	Recorded document	Affidavit Of Death			
Jul 27, 2004	Quitclaim	Quit Claim Transfer			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Edwin S. Dodson Elementary School	Elementary	KG–5	0.2 mi
Edward L. Pine Middle School	Middle	6–8	1.6 mi
Earl Wooster High School	High	9–12	1.8 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 89502

119 CRIME INDEX	95 AIR POLLUTION	46,975 POPULATION	\$61K MEDIAN IN-COME	51°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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