

Residential - Vacant Land **RESIDENTIAL**

**2365 PAINTED RIVER TRL**  
RENO, NV 89523



**1.27 ac**  
LOT SIZE

**VALUATION**

Last Sale **\$150,000 · Jun 5, 2020**

**TAX & ASSESSMENT**

|                       |                       |
|-----------------------|-----------------------|
| Property Tax          | <b>\$1,075 (2025)</b> |
| Assessed Value        | <b>\$93,796</b>       |
| Previous Assessed     | <b>\$85,117</b>       |
| Assessor Market Value | <b>\$267,988</b>      |

## PROPERTY FACTS

|               |                           |
|---------------|---------------------------|
| Property Type | Residential - Vacant Land |
| County        | Washoe                    |
| Lot (acres)   | 1.27                      |
| Heating       | None                      |
| Pool          | No                        |

## TRANSACTION HISTORY

| DATE         | TYPE              | DEED       | PRICE     | \$/FT <sup>2</sup> | LOAN |
|--------------|-------------------|------------|-----------|--------------------|------|
| Jun 3, 2020  | Resale            | Grant Deed | \$150,000 |                    |      |
| Feb 28, 2011 | Resale            | Grant Deed | \$65,000  |                    |      |
| Dec 31, 2009 | Recorded document | Grant Deed |           |                    |      |

## ASSIGNED SCHOOLS

| SCHOOL                              | LEVEL      | GRADES | DISTANCE |
|-------------------------------------|------------|--------|----------|
| George Westergard Elementary School | Elementary | KG–5   | 1.9 mi   |
| B. D. Billingshurst Middle School   | Middle     | 6–8    | 2.1 mi   |
| Robert McQueen High School          | High       | 9–12   | 2.2 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**

|                          |                            |                             |                                    |                         |                        |
|--------------------------|----------------------------|-----------------------------|------------------------------------|-------------------------|------------------------|
| <b>58</b><br>CRIME INDEX | <b>87</b><br>AIR POLLUTION | <b>40,260</b><br>POPULATION | <b>\$97K</b><br>MEDIAN IN-<br>COME | <b>46°F</b><br>AVG TEMP | <b>79%</b><br>SUNSHINE |
|--------------------------|----------------------------|-----------------------------|------------------------------------|-------------------------|------------------------|

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

**OWNERSHIP**

|           |                       |
|-----------|-----------------------|
| Occupancy | <b>Absentee owner</b> |
|-----------|-----------------------|