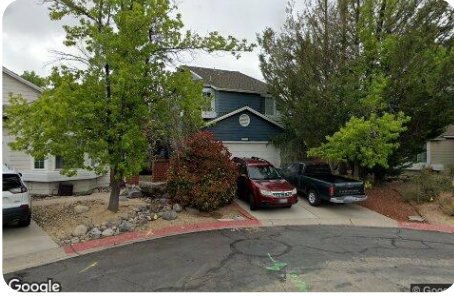


Single Family Residence **RESIDENTIAL**

2201 SADDLE RIDGE CT

RENO, NV 89509

\$762,332 TopHap Estimate · \$345 / ft² · confidence 93 · as of Jul 14, 2026



4

BEDS

3

BATHS

2,207 ft²

LIVING AREA

0.42 ac

LOT SIZE

1984

YEAR BUILT

2

STORIES

2

PARKING

VALUATION

\$762K

\$706K low

\$819K high

Last Sale

\$419,000 · Aug 31, 2016

Est. Owner Equity

\$378,226

Loan-to-Value

48%

TAX & ASSESSMENT

Property Tax	\$3,045 (2025)
Assessed Value	\$115,137
Previous Assessed	\$114,010
Assessor Market Value	\$328,962

PROPERTY FACTS

Property Type	Single Family Residence
County	Washoe
Lot (acres)	0.42
Construction	Frame (Unspecified)
Foundation	Wood (Unspecified)
Roof	Composition Shingle
Heating	Forced Air
Cooling	Yes
Fireplace	Yes
Garage	Garage, Attached
Pool	No

Porch · 24 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
May 17, 2018	Quitclaim	Quit Claim Transfer			
Aug 26, 2016	Resale	Bargain And Sale Deed	\$419,000	\$190	\$384K
Oct 28, 2014	Quitclaim	Quit Claim Transfer			
Oct 23, 2014	Financing	Deed			\$261K
Apr 20, 2010	Resale	Grant Deed	\$285,000	\$129	\$280K
Feb 19, 2002	Quitclaim	Quit Claim Transfer	\$265,000	\$120	
Oct 1, 2001	Resale	Grant Deed	\$269,000	\$122	
May 4, 1989	Resale	Grant Deed	\$152,000	\$69	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Caughlin Ranch Elementary School	Elementary	KG–5	0.9 mi
Darrell C. Swope Middle School	Middle	6–8	1.7 mi
Reno High School	High	9–12	2.3 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 89509

103 CRIME INDEX	94 AIR POLLUTION	36,556 POPULATION	\$89K 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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