

Single Family Residence **RESIDENTIAL**

540 COLORADO RIVER BLVD

RENO, NV 89502

\$309,528 TopHap Estimate · \$345 / ft² · confidence 93 · as of Jul 14, 2026



2

BEDS

1

BATHS

897 ft²

LIVING AREA

0.14 ac

LOT SIZE

1945

YEAR BUILT

1

STORIES

VALUATION

\$310K

\$289K low

\$330K high

Est. Owner Equity

\$309,528

TAX & ASSESSMENT

Property Tax	\$539 (2025)
Assessed Value	\$45,147
Previous Assessed	\$43,738
Assessor Market Value	\$128,991

PROPERTY FACTS

Property Type	Single Family Residence
County	Washoe
Lot (acres)	0.14
Construction	Frame (Unspecified)
Foundation	Wood (Unspecified)
Roof	Composition Shingle
Heating	Floor/Wall Furnace
Pool	No

Porch · 50 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Oct 13, 2022	Financing	Transfer On Death Deed			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Veterans Memorial STEM Academy	Elementary	KG–5	0.4 mi
E. Otis Vaughn Middle School	Middle	6–8	0.6 mi
Earl Wooster High School	High	9–12	0.9 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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