

Duplex (2 Units, Any Combination)

RESIDENTIAL

565 COLORADO RIVER BLVD

RENO, NV 89502



2

BEDS

1

BATHS

672 ft²

LIVING AREA

0.2 ac

LOT SIZE

1960

YEAR BUILT

1

STORIES

VALUATION

Last Sale

\$533,500 · Apr 12, 2024

TAX & ASSESSMENT

Property Tax	\$822 (2025)
Assessed Value	\$70,222
Previous Assessed	\$69,972
Assessor Market Value	\$200,633

PROPERTY FACTS

Property Type	Duplex (2 Units, Any Combination)
County	Washoe
Lot (acres)	0.20
Construction	Frame (Unspecified)
Roof	Composition Shingle
Heating	Floor/Wall Furnace
Cooling	Wall Unit
Pool	No

Porch · 139 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Apr 12, 2024	Financing	Re-Recorded Document			\$507K
Apr 12, 2024	Resale	Bargain And Sale Deed	\$533,500	\$794	\$507K
Sep 19, 2023	Resale	Administrators Deed	\$315,000	\$469	\$410K
Apr 9, 2023	Financing	Intrafamily Transfer			
Apr 21, 2006	Quitclaim	Quit Claim Transfer			
Jan 13, 1999	Resale	Grant Deed	\$105,000	\$156	\$95K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Veterans Memorial STEM Academy	Elementary	KG–5	0.3 mi
E. Otis Vaughn Middle School	Middle	6–8	0.5 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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