

Single Family Residence **RESIDENTIAL**

7961 BIG RIVER DR

RENO, NV 89506

\$430,604 TopHap Estimate · \$295 / ft² · confidence 94 · as of Jul 14, 2026



3

BEDS

3

BATHS

1,461 ft²
LIVING AREA

0.13 ac
LOT SIZE

1996

YEAR BUILT

2

STORIES

1

PARKING

VALUATION

\$431K

\$405K low

\$456K high

Last Sale

\$425,000 · Oct 16, 2025

Est. Owner Equity

\$0

Loan-to-Value

101%

TAX & ASSESSMENT

Property Tax	\$1,948 (2025)
Assessed Value	\$81,976
Previous Assessed	\$81,976
Assessor Market Value	\$234,217

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
Cooling	Yes
Garage	Garage, Built-in

Deck · 480 ft²

Patio · 480 ft²

Porch · 90 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Oct 15, 2025	Resale	Bargain And Sale Deed	\$425,000	\$291	\$415K
Oct 15, 2025	Financing	Intrafamily Transfer			\$17K
Jun 8, 2021	Financing	Intrafamily Transfer			
Aug 24, 2011	Resale	Grant Deed	\$99,500	\$68	\$80K
Aug 9, 2004	Resale	Grant Deed	\$255,000	\$175	\$179K
Oct 10, 1996	Resale	Grant Deed	\$131,500	\$90	\$129K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Silver Lake Elementary School	Elementary	KG–5	0.4 mi
North Valleys High School	High	9–12	4.9 mi
Cold Springs Middle School	Middle	6–8	5.0 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 89506

72 CRIME INDEX	95 AIR POLLUTION	46,491 POPULATION	\$79K MEDIAN IN-COME	48°F AVG TEMP	79% SUNSHINE
-------------------	---------------------	----------------------	-------------------------	------------------	-----------------

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

OWNERSHIP

Occupancy	Owner occupied
-----------	----------------