

Single Family Residence **RESIDENTIAL**

1149 UNIVERSITY RIDGE DR

RENO, NV 89512

\$603,750 TopHap Estimate · \$331 / ft² · confidence 87 · as of Jun 23, 2026



3
BEDS

3
BATHS

1,824 ft²
LIVING AREA

0.8 ac
LOT SIZE

2019
YEAR BUILT

1
STORIES

7
PARKING

VALUATION

\$604K

\$525K low

\$682K high

Last Sale

\$175,000 · Aug 17, 2018

Est. Owner Equity

\$63,750

Loan-to-Value

89%

TAX & ASSESSMENT

Property Tax	\$6,667 (2025)
Assessed Value	\$240,405
Previous Assessed	\$237,602
Assessor Market Value	\$686,870

PROPERTY FACTS

Property Type	Single Family Residence
County	Washoe
Lot (acres)	0.80
Construction	Frame (Unspecified)
Roof	Concrete
Heating	Forced Air
Cooling	Yes
Fireplace	Yes
Garage	Mixed
Pool	No

Balcony

Patio · 460 ft²

Porch · 920 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Aug 16, 2018	Resale	Grant Deed	\$175,000	\$96	
Feb 24, 2015	Resale	Grant Deed	\$100,000	\$55	\$91K
Feb 26, 2015	Quitclaim	Quit Claim Transfer			
Dec 6, 2005	Recorded document	Grant Deed			
Dec 6, 2005	Resale	Grant Deed	\$120,000	\$66	
Apr 24, 2000	Resale	Grant Deed	\$42,000	\$23	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Peavine Elementary School	Elementary	KG–5	1.7 mi
Archie Clayton Middle School	Middle	6–8	2.4 mi
Robert McQueen High School	High	9–12	4.3 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 89512

127 CRIME INDEX	95 AIR POLLUTION	32,983 POPULATION	\$47K 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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