

Single Family Residence **RESIDENTIAL**

# 9645 RENNER WAY

RENO, NV 89521

**\$804,730** TopHap Estimate · \$390 / ft<sup>2</sup> · confidence 94 · as of Jul 14, 2026



**4**

BEDS

**2**

BATHS

**2,062 ft<sup>2</sup>**

LIVING AREA

**0.18 ac**

LOT SIZE

**2015**

YEAR BUILT

**1**

STORIES

**2**

PARKING

## VALUATION

**\$805K**

\$758K low

\$851K high

Last Sale

**\$740,000 · Sep 8, 2023**

Est. Owner Equity

**\$464,730**

Loan-to-Value

**43%**

## TAX & ASSESSMENT

|                       |                |
|-----------------------|----------------|
| Property Tax          | \$4,580 (2025) |
| Assessed Value        | \$150,666      |
| Previous Assessed     | \$148,387      |
| Assessor Market Value | \$430,473      |

## PROPERTY FACTS

|               |                            |
|---------------|----------------------------|
| Property Type | Single Family Residence    |
| County        | Washoe                     |
| Lot (acres)   | 0.18                       |
| Construction  | Frame (Unspecified)        |
| Foundation    | Mat/Raft Foundation (Slab) |
| Roof          | Composition Shingle        |
| Heating       | Forced Air                 |
| Cooling       | Yes                        |
| Garage        | Garage, Attached           |
| Pool          | No                         |

Porch · 408 ft²

## TRANSACTION HISTORY

| DATE         | TYPE      | DEED                  | PRICE     | \$/FT² | LOAN   |
|--------------|-----------|-----------------------|-----------|--------|--------|
| Mar 27, 2024 | Financing | Intrafamily Transfer  |           |        |        |
| Sep 7, 2023  | Resale    | Bargain And Sale Deed | \$740,000 | \$359  | \$340K |
| Mar 22, 2021 | Financing | Intrafamily Transfer  |           |        |        |
| Oct 19, 2015 | Resale    | Grant Deed            | \$362,000 | \$176  | \$136K |

## ASSIGNED SCHOOLS

| SCHOOL                            | LEVEL      | GRADES | DISTANCE |
|-----------------------------------|------------|--------|----------|
| Nick Poulakidas Elementary School | Elementary | KG–5   | 0.6 mi   |
| Kendyl Depoali Middle School      | Middle     | 6–8    | 0.9 mi   |
| Damonte Ranch High School         | High       | 9–12   | 1.1 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 89521

|                                      |                                        |                                         |                                             |                                     |                                    |
|--------------------------------------|----------------------------------------|-----------------------------------------|---------------------------------------------|-------------------------------------|------------------------------------|
| <div>67</div> <div>CRIME INDEX</div> | <div>95</div> <div>AIR POLLUTION</div> | <div>42,832</div> <div>POPULATION</div> | <div>\$110K</div> <div>MEDIAN IN-COME</div> | <div>50°F</div> <div>AVG TEMP</div> | <div>79%</div> <div>SUNSHINE</div> |
|--------------------------------------|----------------------------------------|-----------------------------------------|---------------------------------------------|-------------------------------------|------------------------------------|

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

OWNERSHIP

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