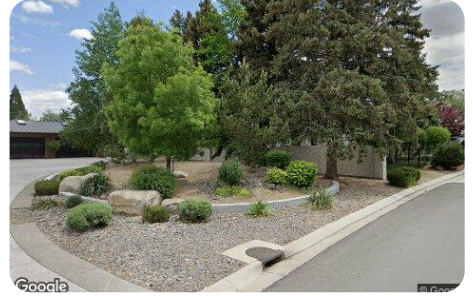
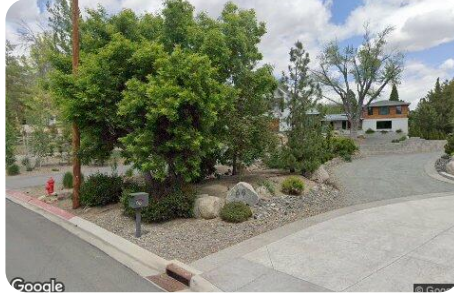


Single Family Residence **RESIDENTIAL**

69 RANCHO MANOR DR

RENO, NV 89509

\$1,132,912 TopHap Estimate · \$379 / ft² · confidence 90 · as of Jul 14, 2026



3

BEDS

3

BATHS

2,992 ft²

LIVING AREA

0.74 ac

LOT SIZE

2013

YEAR BUILT

1

STORIES

9

PARKING

VALUATION

\$1.1M

\$1M low

\$1.2M high

Est. Owner Equity

\$657,912

Loan-to-Value

37%

TAX & ASSESSMENT

Property Tax	\$9,511 (2025)
Assessed Value	\$304,265
Previous Assessed	\$302,949
Assessor Market Value	\$869,328

PROPERTY FACTS

Property Type	Single Family Residence
County	Washoe
Lot (acres)	0.74
Construction	Frame (Unspecified)
Foundation	Mat/Raft Foundation (Slab)
Roof	Metal
Heating	Forced Air
Cooling	Yes
Fireplace	Yes
Garage	Mixed
Pool	No

Porch · 1,476 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Aug 1, 2019	Quitclaim	Quit Claim Transfer			
Jun 15, 2017	Quitclaim	Quit Claim Transfer			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Jessie Beck Elementary School	Elementary	KG–5	0.8 mi
Reno High School	High	9–12	1.6 mi
Darrell C. Swope Middle School	Middle	6–8	1.7 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 89509

103 CRIME INDEX	94 AIR POLLUTION	36,556 POPULATION	\$89K 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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