

Single Family Residence **RESIDENTIAL**

13850 RANCHEROS DR

RENO, NV 89521

\$794,974 TopHap Estimate · \$329 / ft² · confidence 96 · as of Jul 14, 2026



3

BEDS

4

BATHS

2,420 ft²

LIVING AREA

0.52 ac

LOT SIZE

1965

YEAR BUILT

1

STORIES

2

PARKING

VALUATION

\$795K

\$767K low

\$823K high

Last Sale

\$760,000 · Apr 5, 2021

Est. Owner Equity

\$17,494

Loan-to-Value

98%

TAX & ASSESSMENT

Property Tax	\$4,152 (2025)
Assessed Value	\$140,730
Previous Assessed	\$141,386
Assessor Market Value	\$402,087

PROPERTY FACTS

Property Type	Single Family Residence
County	Washoe
Lot (acres)	0.52
Construction	Frame (Unspecified)
Foundation	Wood (Unspecified)
Roof	Composition Shingle
Heating	Forced Air
Cooling	Yes
Fireplace	Single
Garage	Garage, Detached
Pool	No

Porch · 484 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Apr 5, 2021	Resale	Bargain And Sale Deed	\$760,000	\$314	\$777K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Brown Elementary School	Elementary	KG–5	0.4 mi
Galena High School	High	9–12	3.3 mi
Marce Herz Middle School	Middle	6–8	4.0 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 89521

67 CRIME INDEX	95 AIR POLLUTION	42,832 POPULATION	\$110K MEDIAN IN-COME	50°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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