

Townhouse

RESIDENTIAL

1950 BEARS RANCH DR

RENO, NV 89521

\$532,634 TopHap Estimate · \$305 / ft² · confidence 98 · as of Jul 14, 2026



3

BEDS

3

BATHS

1,745 ft²

LIVING AREA

3,200 ft²

LOT SIZE

2008

YEAR BUILT

2

STORIES

2

PARKING

VALUATION

\$533K

\$522K low

\$543K high

Last Sale

\$223,418 · Sep 29, 2008

Est. Owner Equity

\$306,208

Loan-to-Value

42%

TAX & ASSESSMENT

Property Tax	\$3,046 (2025)
Assessed Value	\$94,372
Previous Assessed	\$96,540
Assessor Market Value	\$269,633

PROPERTY FACTS

Property Type	Townhouse
County	Washoe
Lot (acres)	0.07
Construction	Frame (Unspecified)
Foundation	Mat/Raft Foundation (Slab)
Roof	Composition Shingle
Heating	Forced Air
Cooling	Yes
Garage	Garage, Built-in
Pool	No

Porch · 12 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Sep 24, 2008	Resale	Grant Deed	\$223,500	\$128	\$228K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Kendyl Depoali Middle School	Middle	6–8	0.5 mi
Nick Poulakidas Elementary School	Elementary	KG–5	0.7 mi
Damonte Ranch High School	High	9–12	1.6 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	Absentee owner
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