

Single Family Residence **RESIDENTIAL**

2575 CITYVIEW TER

RENO, NV 89512

\$556,570 TopHap Estimate · \$280 / ft² · confidence 94 · as of Jul 14, 2026



3

BEDS

2

BATHS

1,988 ft²

LIVING AREA

0.17 ac

LOT SIZE

1976

YEAR BUILT

1

STORIES

2

PARKING

VALUATION

\$557K

\$522K low

\$591K high

Est. Owner Equity

\$198,570

Loan-to-Value

65%

TAX & ASSESSMENT

Property Tax	\$2,348 (2025)
Assessed Value	\$82,550
Previous Assessed	\$74,863
Assessor Market Value	\$235,856

PROPERTY FACTS

Property Type	Single Family Residence
County	Washoe
Lot (acres)	0.17
Construction	Frame (Unspecified)
Foundation	Wood (Unspecified)
Roof	Composition Shingle
Heating	Forced Air
Fireplace	Yes
Garage	Garage, Built-in
Pool	No

Balcony

Patio · 160 ft²

Porch · 320 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Oct 1, 2025	Financing	Affidavit Of Death Of Joint Tenant			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Procter R. Hug High School	High	9–12	0.9 mi
Bernice Mathews Elementary School	Elementary	KG–5	1.2 mi
Fred W. Traner Middle School	Middle	6–8	1.4 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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