

Single Family Residence

RESIDENTIAL

2090 ANGEL RIDGE DR

RENO, NV 89521

\$808,237 TopHap Estimate · \$260 / ft² · confidence 96 · as of Jul 14, 2026



5

BEDS

4

BATHS

3,111 ft²

LIVING AREA

0.12 ac

LOT SIZE

2008

YEAR BUILT

2

STORIES

2

PARKING

VALUATION

\$808K

\$779K low

\$837K high

Last Sale

\$760,000 · May 10, 2023

Est. Owner Equity

\$86,237

Loan-to-Value

89%

TAX & ASSESSMENT

Property Tax	\$4,342 (2025)
Assessed Value	\$173,072
Previous Assessed	\$166,796
Assessor Market Value	\$494,492

PROPERTY FACTS

Property Type	Single Family Residence
County	Washoe
Lot (acres)	0.12
Construction	Frame (Unspecified)
Foundation	Mat/Raft Foundation (Slab)
Roof	Concrete
Heating	Forced Air
Cooling	Yes
Fireplace	Yes
Garage	Garage, Built-in
Pool	No

Porch · 321 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
May 4, 2023	Resale	Bargain And Sale Deed	\$760,000	\$244	\$722K
Sep 21, 2017	Resale	Bargain And Sale Deed	\$441,000	\$142	\$424K
Jan 14, 2008	Resale	Grant Deed	\$355,500	\$114	\$100K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Kendyl Depoali Middle School	Middle	6–8	0.3 mi
Nick Poulakidas Elementary School	Elementary	KG–5	0.5 mi
Damonte Ranch High School	High	9–12	2.1 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

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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