

Single Family Residence **RESIDENTIAL**

1290 HIDDEN RIVER CT

RENO, NV 89523

\$638,404 TopHap Estimate · \$388 / ft² · confidence 94 · as of Jul 14, 2026



2
BEDS

2
BATHS

1,644 ft²
LIVING AREA

0.16 ac
LOT SIZE

2007
YEAR BUILT

1
STORIES

2
PARKING

VALUATION

\$638K

\$601K low

\$676K high

Last Sale

\$600,000 · May 28, 2024

Est. Owner Equity

\$283,404

Loan-to-Value

56%

TAX & ASSESSMENT

Property Tax	\$3,638 (2025)
Assessed Value	\$124,695
Previous Assessed	\$119,120
Assessor Market Value	\$356,272

PROPERTY FACTS

Property Type	Single Family Residence
County	Washoe
Lot (acres)	0.16
Construction	Frame (Unspecified)
Foundation	Mat/Raft Foundation (Slab)
Roof	Concrete
Heating	Forced Air
Cooling	Yes
Fireplace	Yes
Garage	Garage, Attached
Pool	No

Porch · 273 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
May 23, 2024	Resale	Bargain And Sale Deed	\$600,000	\$365	
Jun 30, 2020	Resale	Grant Deed	\$470,000	\$286	
Jul 27, 2012	Quitclaim	Quit Claim Transfer			
Jul 27, 2012	Quitclaim	Quit Claim Transfer			\$120K
Jul 27, 2012	Quitclaim	Quit Claim Transfer			
Oct 29, 2007	Quitclaim	Quit Claim Transfer			
Oct 29, 2007	Quitclaim	Quit Claim Transfer			
May 21, 2007	Resale	Grant Deed	\$368,500	\$224	\$268K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
B. D. Billingshurst Middle School	Middle	6–8	2.9 mi
George Westergard Elementary School	Elementary	KG–5	3.0 mi
Robert McQueen High School	High	9–12	3.5 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 89523

58 CRIME INDEX	87 AIR POLLUTION	40,260 POPULATION	\$97K MEDIAN IN-COME	46°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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