Single Family Residence RESIDENTIAL

2690 TRAIL RIDER DR

RENO, NV 89521

$1,061,376 TopHap Estimate · $335 / ft² · confidence 93 · as of Jul 14, 2026

5	3	3,171 ft²	0.3 ac
BEDS	BATHS	LIVING AREA	LOT SIZE

2007	1	2
YEAR BUILT	STORIES	PARKING

VALUATION

$1.1M

$991K low — $1.1M high

Est. Owner Equity **$1,061,376**

TAX & ASSESSMENT

Property Tax	**$8,743 (2025)**
Assessed Value	**$223,958**
Previous Assessed	**$223,958**
Assessor Market Value	**$639,881**

PROPERTY FACTS

Property Type	**Single Family Residence**
County	**Washoe**
Lot (acres)	**0.30**
Construction	**Frame (Unspecified)**
Foundation	**Mat/Raft Foundation (Slab)**
Roof	**Concrete**
Heating	**Forced Air**
Cooling	**Yes**
Fireplace	**Yes**
Garage	**Garage, Attached**

Porch · 110 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	$/FT²	LOAN
Jan 2, 2026	Financing	Bargain And Sale Deed			
Sep 21, 2022	Resale	Bargain And Sale Deed	$982,000	$310	$647K
Apr 26, 2016	Recorded document	Warranty Deed			
Sep 3, 2015	Resale	Bargain And Sale Deed	$444,900	$140	$325K
Nov 20, 2013	Resale	Grant Deed	$435,000	$137	$326K
Jun 17, 2013	Non-arms-length	Trustees Deed	$365,300	$115	
Nov 22, 2010	Recorded document	Grant Deed			
Nov 22, 2010	Recorded document	Affidavit Of Death			
Sep 3, 2010	Resale	Grant Deed	$365,000	$115	
May 21, 2010	Resale	Grant Deed	$365,000	$115	$360K
Apr 5, 2010	Non-arms-length	Trustees Deed	$301,500	$95	
Aug 10, 2007	Resale	Bargain And Sale Deed	$498,000	$157	$75K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Damonte Ranch High School	High	9–12	0.5 mi
Kendyl Depoali Middle School	Middle	6–8	1.8 mi
JWood Raw Elementary School	Elementary	KG–5	1.8 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	95	42,832	$110K	50°F	79%
CRIME INDEX	AIR POLLUTION	POPULATION	MEDIAN IN-COME	AVG TEMP	SUNSHINE

Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	**Absentee owner**