

Single Family Residence **RESIDENTIAL**

8966 WOLF RIVER DR

RENO, NV 89506

\$482,436 TopHap Estimate · \$253 / ft² · confidence 97 · as of Jul 14, 2026



3

BEDS

3

BATHS

1,907 ft²

LIVING AREA

0.19 ac

LOT SIZE

2023

YEAR BUILT

2

STORIES

2

PARKING

VALUATION

\$482K

\$469K low

\$496K high

Last Sale

\$449,950 · Feb 14, 2024

Est. Owner Equity

\$77,481

Loan-to-Value

83%

TAX & ASSESSMENT

Property Tax	\$4,646 (2025)
Assessed Value	\$131,311
Previous Assessed	\$127,629
Assessor Market Value	\$375,173

PROPERTY FACTS

Property Type	Single Family Residence
County	Washoe
Lot (acres)	0.19
Construction	Frame (Unspecified)
Roof	Composition Shingle
Heating	Forced Air
Cooling	Yes
Garage	Garage, Built-in
Pool	No

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Jan 29, 2024	Resale	Bargain And Sale Deed	\$449,950	\$236	\$405K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Lemmon Valley Elementary School	Elementary	KG–5	0.8 mi
William O'Brien Middle School	Middle	6–8	2.1 mi
North Valleys High School	High	9–12	3.1 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 89506

72 CRIME INDEX	95 AIR POLLUTION	46,491 POPULATION	\$79K MEDIAN IN-COME	48°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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