

Single Family Residence **RESIDENTIAL**

2620 TRAIL RIDER DR

RENO, NV 89521

\$986,743 TopHap Estimate · \$329 / ft² · confidence 94 · as of Jul 14, 2026



4

BEDS

3

BATHS

3,003 ft²

LIVING AREA

0.23 ac

LOT SIZE

2006

YEAR BUILT

1

STORIES

4

PARKING

VALUATION

\$987K

\$928K low

\$1M high

Last Sale

\$508,000 · Jan 7, 2016

Est. Owner Equity

\$291,843

Loan-to-Value

71%

TAX & ASSESSMENT

Property Tax	\$5,248 (2025)
Assessed Value	\$209,500
Previous Assessed	\$202,675
Assessor Market Value	\$598,570

PROPERTY FACTS

Property Type	Single Family Residence
County	Washoe
Lot (acres)	0.23
Construction	Frame (Unspecified)
Foundation	Mat/Raft Foundation (Slab)
Roof	Concrete
Heating	Forced Air
Cooling	Yes
Fireplace	Yes
Garage	Garage, Attached
Pool	No

Porch · 110 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Aug 24, 2021	Financing	Intrafamily Transfer			\$289K
Nov 30, 2015	Resale	Bargain And Sale Deed	\$508,000	\$169	\$406K
Jun 15, 2007	Resale	Grant Deed	\$512,000	\$170	\$512K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Damonte Ranch High School	High	9–12	0.4 mi
Kendyl Depoali Middle School	Middle	6–8	1.7 mi
JWood Raw Elementary School	Elementary	KG–5	1.9 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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