

Townhouse **RESIDENTIAL**

1970 BEARS RANCH DR

RENO, NV 89521

\$465,933 TopHap Estimate · \$352 / ft² · confidence 95 · as of Jul 14, 2026



2
BEDS

3
BATHS

1,323 ft²
LIVING AREA

3,200 ft²
LOT SIZE

2008
YEAR BUILT

2
STORIES

2
PARKING

VALUATION

\$466K

\$444K low

\$488K high

Est. Owner Equity

\$465,933

TAX & ASSESSMENT

Property Tax	\$2,832 (2025)
Assessed Value	\$82,174
Previous Assessed	\$83,854
Assessor Market Value	\$234,783

PROPERTY FACTS

Property Type	Townhouse
County	Washoe
Lot (acres)	0.07
Construction	Frame (Unspecified)
Foundation	Mat/Raft Foundation (Slab)
Roof	Composition Shingle
Heating	Forced Air
Cooling	Yes
Garage	Garage, Built-in
Pool	No

Porch · 92 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
May 28, 2014	Quitclaim	Quit Claim Transfer			
Jan 6, 2014	Recorded document	Grant Deed			
Jan 6, 2014	Financing	Intrafamily Transfer			
Nov 20, 2008	Resale	Grant Deed	\$201,500	\$152	\$123K
Dec 9, 2008	Quitclaim	Quit Claim Transfer			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Kendyl Depoali Middle School	Middle	6–8	0.5 mi
Nick Poulakidas Elementary School	Elementary	KG–5	0.7 mi
Damonte Ranch High School	High	9–12	1.6 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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