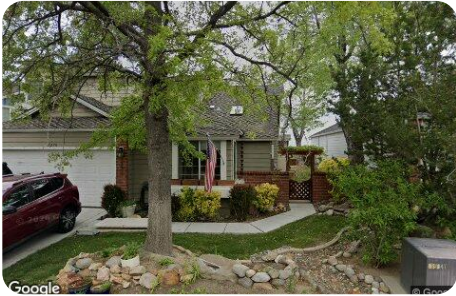


Single Family Residence **RESIDENTIAL**

2270 SADDLE RIDGE CT

RENO, NV 89509

\$743,801 TopHap Estimate · \$391 / ft² · confidence 93 · as of Jul 14, 2026



3

BEDS

2

BATHS

1,901 ft²

LIVING AREA

0.2 ac

LOT SIZE

1984

YEAR BUILT

2

STORIES

2

PARKING

VALUATION

\$744K

\$695K low

\$793K high

Last Sale

\$162,000 · May 1, 1987

Est. Owner Equity

\$422,939

Loan-to-Value

42%

TAX & ASSESSMENT

Property Tax	\$3,094 (2025)
Assessed Value	\$104,009
Previous Assessed	\$101,132
Assessor Market Value	\$297,168

PROPERTY FACTS

Property Type	Single Family Residence
Style	Split Level
County	Washoe
Lot (acres)	0.20
Construction	Frame (Unspecified)
Foundation	Wood (Unspecified)
Roof	Composition Shingle
Heating	Forced Air
Cooling	Yes
Fireplace	Yes
Garage	Garage, Attached
Pool	No

Deck · 1,000 ft²

Porch · 40 ft²

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Caughlin Ranch Elementary School	Elementary	KG–5	0.9 mi
Darrell C. Swope Middle School	Middle	6–8	1.7 mi
Reno High School	High	9–12	2.3 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.

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 NEIGHBORHOOD · ZIP 89509

103 CRIME INDEX	94 AIR POLLUTION	36,556 POPULATION	\$89K MEDIAN IN-COME	51°F AVG TEMP	79% SUNSHINE
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Index values: 100 = US average; lower is better.

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 OWNERSHIP

Occupancy	Owner occupied
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