

Single Family Residence **RESIDENTIAL**

# 10853 RUSHING FLUME DR

RENO, NV 89521

**\$748,349** TopHap Estimate · \$317 / ft<sup>2</sup> · confidence 94 · as of Jul 14, 2026



**4**

BEDS

**2**

BATHS

**2,364 ft<sup>2</sup>**

LIVING AREA

**0.16 ac**

LOT SIZE

**2005**

YEAR BUILT

**1**

STORIES

**2**

PARKING

## VALUATION

**\$748K**

\$703K low

\$794K high

Last Sale

**\$264,000 · Oct 22, 2012**

Est. Owner Equity

**\$0**

Loan-to-Value

**163%**

## TAX & ASSESSMENT

|                       |                |
|-----------------------|----------------|
| Property Tax          | \$4,131 (2025) |
| Assessed Value        | \$151,250      |
| Previous Assessed     | \$147,413      |
| Assessor Market Value | \$432,142      |

## PROPERTY FACTS

|               |                         |
|---------------|-------------------------|
| Property Type | Single Family Residence |
| County        | Washoe                  |
| Lot (acres)   | 0.16                    |
| Construction  | Frame (Unspecified)     |
| Foundation    | Wood (Unspecified)      |
| Roof          | Concrete                |
| Heating       | Forced Air              |
| Cooling       | Yes                     |
| Garage        | Garage, Attached        |
| Pool          | No                      |

Porch · 96 ft²

## TRANSACTION HISTORY

| DATE         | TYPE              | DEED                        | PRICE     | \$/FT² | LOAN   |
|--------------|-------------------|-----------------------------|-----------|--------|--------|
| Apr 5, 2022  | Financing         | Intrafamily Transfer        |           |        |        |
| Jul 1, 2021  | Financing         | Intrafamily Transfer        |           |        |        |
| Oct 18, 2012 | Resale            | Grant Deed                  | \$264,000 | \$112  | \$134K |
| Dec 13, 2010 | Resale            | Grant Deed                  | \$237,500 | \$100  | \$231K |
| Jul 27, 2010 | Recorded document | Deed In Lieu Of Foreclosure |           |        |        |
| Nov 22, 2005 | Resale            | Grant Deed                  | \$441,000 | \$187  | \$353K |

## ASSIGNED SCHOOLS

| SCHOOL                       | LEVEL      | GRADES | DISTANCE |
|------------------------------|------------|--------|----------|
| Damonte Ranch High School    | High       | 9–12   | 0.6 mi   |
| JWood Raw Elementary School  | Elementary | KG–5   | 2.1 mi   |
| Kendyl Depoali Middle School | Middle     | 6–8    | 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.

## NEIGHBORHOOD · ZIP 89521

|                          |                            |                             |                                 |                         |                        |
|--------------------------|----------------------------|-----------------------------|---------------------------------|-------------------------|------------------------|
| <b>67</b><br>CRIME INDEX | <b>95</b><br>AIR POLLUTION | <b>42,832</b><br>POPULATION | <b>\$110K</b><br>MEDIAN IN-COME | <b>50°F</b><br>AVG TEMP | <b>79%</b><br>SUNSHINE |
|--------------------------|----------------------------|-----------------------------|---------------------------------|-------------------------|------------------------|

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

## OWNERSHIP

|           |                       |
|-----------|-----------------------|
| Occupancy | <b>Owner occupied</b> |
|-----------|-----------------------|