

Single Family Residence **RESIDENTIAL**

2388 SAPPHIRE RIDGE WAY

RENO, NV 89523

\$499,751 TopHap Estimate · \$402 / ft² · confidence 92 · as of Jul 14, 2026



3

BEDS

2

BATHS

1,243 ft²

LIVING AREA

0.11 ac

LOT SIZE

2003

YEAR BUILT

1

STORIES

1

PARKING

VALUATION

\$500K

\$459K low

\$540K high

Last Sale

\$361,000 · Aug 31, 2020

Est. Owner Equity

\$228,251

Loan-to-Value

54%

TAX & ASSESSMENT

Property Tax	\$2,711 (2025)
Assessed Value	\$92,800
Previous Assessed	\$86,084
Assessor Market Value	\$265,142

PROPERTY FACTS

Property Type	Single Family Residence
County	Washoe
Lot (acres)	0.11
Construction	Frame (Unspecified)
Foundation	Wood (Unspecified)
Roof	Composition Shingle
Heating	Forced Air
Cooling	Yes
Garage	Garage, Attached
Pool	No

Deck · 128 ft²

Patio · 128 ft²

Porch · 60 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Aug 20, 2020	Resale	Grant Deed	\$361,000	\$290	
May 23, 2019	Resale	Bargain And Sale Deed	\$335,000	\$270	\$268K
May 23, 2019	Quitclaim	Quit Claim Transfer			
Jun 1, 2016	Resale	Bargain And Sale Deed	\$275,000	\$221	\$261K
Dec 3, 2011	Resale	Grant Deed	\$129,000	\$104	
Nov 14, 2003	Non-arms-length	Grant Deed	\$179,180	\$144	
Nov 13, 2003	Resale	Grant Deed	\$179,180	\$144	\$143K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Robert McQueen High School	High	9–12	0.3 mi
Rollan D. Melton Elementary School	Elementary	KG–5	0.7 mi
B. D. Billingshurst Middle School	Middle	6–8	1.4 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 89523

58 CRIME INDEX	87 AIR POLLUTION	40,260 POPULATION	\$97K MEDIAN IN- COME	46°F AVG TEMP	79% SUNSHINE
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Index values: 100 = US average; lower is better.