

Single Family Residence

RESIDENTIAL

146 RIVER FRONT DR

RENO, NV 89523

\$843,433 TopHap Estimate · \$424 / ft² · confidence 95 · as of Jul 14, 2026



3

BEDS

2

BATHS

1,987 ft²

LIVING AREA

0.21 ac

LOT SIZE

2001

YEAR BUILT

1

STORIES

2

PARKING

VALUATION

\$843K

\$804K low

\$883K high

Last Sale

\$334,000 · Jan 26, 2015

Est. Owner Equity

\$482,433

Loan-to-Value

47%

TAX & ASSESSMENT

Property Tax	\$4,572 (2025)
Assessed Value	\$176,357
Previous Assessed	\$167,625
Assessor Market Value	\$503,878

PROPERTY FACTS

Property Type	Single Family Residence
County	Washoe
Lot (acres)	0.21
Construction	Frame (Unspecified)
Foundation	Wood (Unspecified)
Roof	Concrete
Heating	Forced Air
Cooling	Yes
Fireplace	Yes
Garage	Garage, Attached
Pool	No

Porch · 185 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Mar 4, 2019	Resale	Grant Deed	\$485,000	\$244	\$385K
Jan 23, 2015	Resale	Grant Deed	\$334,000	\$168	
Dec 14, 2001	Resale	Grant Deed	\$270,000	\$136	\$135K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
B. D. Billingshurst Middle School	Middle	6–8	1.1 mi
Robert McQueen High School	High	9–12	2.1 mi
Verdi Elementary School	Elementary	KG–5	4.4 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.

OWNERSHIP

Occupancy	Owner occupied
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