

Single Family Residence **RESIDENTIAL**

82 RIVER FRONT DR

RENO, NV 89523

\$719,483 TopHap Estimate · \$431 / ft² · confidence 94 · as of Jul 14, 2026



2
BEDS

2
BATHS

1,670 ft²
LIVING AREA

0.2 ac
LOT SIZE

2002
YEAR BUILT

1
STORIES

2
PARKING

VALUATION

\$719K

\$680K low

\$759K high

Last Sale

\$679,000 · Jun 20, 2024

Est. Owner Equity

\$210,233

Loan-to-Value

72%

TAX & ASSESSMENT

Property Tax	\$3,921 (2025)
Assessed Value	\$167,178
Previous Assessed	\$158,319
Assessor Market Value	\$477,652

PROPERTY FACTS

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

Porch · 103 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
May 31, 2024	Resale	Bargain And Sale Deed	\$679,000	\$407	\$509K
May 3, 2002	Resale	Grant Deed	\$242,030	\$145	\$134K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
B. D. Billingshurst Middle School	Middle	6–8	1.1 mi
Robert McQueen High School	High	9–12	2.2 mi
Verdi Elementary School	Elementary	KG–5	4.3 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 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	Absentee owner
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