

Single Family Residence

**RESIDENTIAL**

# 939 UNIVERSITY RIDGE DR

RENO, NV 89512

**\$586,645** TopHap Estimate · \$371 / ft<sup>2</sup> · confidence 90 · as of Jul 14, 2026



**3**

BEDS

**2**

BATHS

**1,582 ft<sup>2</sup>**

LIVING AREA

**0.34 ac**

LOT SIZE

**1991**

YEAR BUILT

**1**

STORIES

**2**

PARKING

## VALUATION

**\$587K**

\$530K low

\$643K high

Last Sale

**\$376,000 · Dec 6, 2017**

Est. Owner Equity

**\$316,645**

Loan-to-Value

**45%**

## TAX & ASSESSMENT

|                       |                |
|-----------------------|----------------|
| Property Tax          | \$2,592 (2025) |
| Assessed Value        | \$93,622       |
| Previous Assessed     | \$91,710       |
| Assessor Market Value | \$267,490      |

## PROPERTY FACTS

|               |                         |
|---------------|-------------------------|
| Property Type | Single Family Residence |
| County        | Washoe                  |
| Lot (acres)   | 0.34                    |
| Construction  | Frame (Unspecified)     |
| Foundation    | Wood (Unspecified)      |
| Roof          | Concrete                |
| Heating       | Forced Air              |
| Cooling       | Yes                     |
| Garage        | Garage, Attached        |
| Pool          | No                      |

Porch · 236 ft²

## TRANSACTION HISTORY

| DATE         | TYPE      | DEED                  | PRICE     | \$/FT² | LOAN   |
|--------------|-----------|-----------------------|-----------|--------|--------|
| Nov 13, 2018 | Quitclaim | Quit Claim Transfer   |           |        |        |
| Dec 1, 2017  | Resale    | Grant Deed            | \$376,000 | \$238  |        |
| Jul 18, 2013 | Resale    | Bargain And Sale Deed | \$220,000 | \$139  | \$176K |
| Jul 7, 2000  | Resale    | Grant Deed            | \$175,000 | \$111  |        |
| Aug 15, 1995 | Resale    | Grant Deed            | \$140,000 | \$88   | \$112K |
| Aug 1, 1994  | Resale    | Grant Deed            | \$145,000 | \$92   |        |
| Sep 17, 1992 | Resale    | Grant Deed            | \$125,200 | \$79   |        |

## ASSIGNED SCHOOLS

| SCHOOL                       | LEVEL      | GRADES | DISTANCE |
|------------------------------|------------|--------|----------|
| Peavine Elementary School    | Elementary | KG–5   | 1.6 mi   |
| Archie Clayton Middle School | Middle     | 6–8    | 2.3 mi   |
| Robert McQueen High School   | High       | 9–12   | 4.1 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 89512

|                                       |                                        |                                         |                                            |                                     |                                    |
|---------------------------------------|----------------------------------------|-----------------------------------------|--------------------------------------------|-------------------------------------|------------------------------------|
| <div>127</div> <div>CRIME INDEX</div> | <div>95</div> <div>AIR POLLUTION</div> | <div>32,983</div> <div>POPULATION</div> | <div>\$47K</div> <div>MEDIAN IN-COME</div> | <div>51°F</div> <div>AVG TEMP</div> | <div>79%</div> <div>SUNSHINE</div> |
|---------------------------------------|----------------------------------------|-----------------------------------------|--------------------------------------------|-------------------------------------|------------------------------------|

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

|
 OWNERSHIP

|           |                |
|-----------|----------------|
| Occupancy | Absentee owner |
|-----------|----------------|