

Single Family Residence **RESIDENTIAL**

1161 UNIVERSITY RIDGE DR

RENO, NV 89512

\$885,622 TopHap Estimate · \$441 / ft² · confidence 89 · as of Jun 23, 2026



4

BEDS

3

BATHS

2,006 ft²

LIVING AREA

0.64 ac

LOT SIZE

2000

YEAR BUILT

1

STORIES

2

PARKING

VALUATION

\$886K

\$788K low

\$983K high

Last Sale

\$324,500 · Jun 30, 2000

Est. Owner Equity

\$397,365

Loan-to-Value

55%

TAX & ASSESSMENT

Property Tax	\$4,413 (2025)
Assessed Value	\$164,476
Previous Assessed	\$162,250
Assessor Market Value	\$469,931

PROPERTY FACTS

Property Type	Single Family Residence
County	Washoe
Lot (acres)	0.64
Construction	Frame (Unspecified)
Foundation	Wood (Unspecified)
Roof	Concrete
Heating	Forced Air
Cooling	Yes
Fireplace	Yes
Garage	Garage, Attached
Pool	No

Deck · 320 ft²

Patio · 152 ft²

Porch · 78 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Sep 8, 2025	Financing	Intrafamily Transfer			
Jun 30, 2000	Resale	Grant Deed	\$324,500	\$162	\$223K
Jan 21, 2000	Financing	Grant Deed			\$397K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Peavine Elementary School	Elementary	KG–5	1.6 mi
Archie Clayton Middle School	Middle	6–8	2.4 mi
Robert McQueen High School	High	9–12	4.2 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.

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 NEIGHBORHOOD · ZIP 89512

127 CRIME INDEX	95 AIR POLLUTION	32,983 POPULATION	\$47K MEDIAN IN-COME	51°F AVG TEMP	79% SUNSHINE
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Index values: 100 = US average; lower is better.

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 OWNERSHIP

Occupancy	Owner occupied
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