

Single Family Residence **RESIDENTIAL**

45 HIGH RIDGE CT

RENO, NV 89511

\$763,520 TopHap Estimate · \$426 / ft² · confidence 92 · as of Jul 14, 2026



3

BEDS

2

BATHS

1,792 ft²

LIVING AREA

0.44 ac

LOT SIZE

1983

YEAR BUILT

1

STORIES

2

PARKING

VALUATION

\$764K

\$706K low

\$821K high

Last Sale

\$730,000 · Mar 24, 2025

Est. Owner Equity

\$573,520

Loan-to-Value

25%

TAX & ASSESSMENT

Property Tax	\$3,154 (2025)
Assessed Value	\$103,761
Previous Assessed	\$101,819
Assessor Market Value	\$296,460

PROPERTY FACTS

Property Type	Single Family Residence
County	Washoe
Lot (acres)	0.44
Construction	Frame (Unspecified)
Foundation	Wood (Unspecified)
Roof	Concrete
Heating	Forced Air
Fireplace	Yes
Garage	Garage, Attached
Pool	No

Porch · 656 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Mar 13, 2025	Resale	Bargain And Sale Deed	\$730,000	\$407	\$190K
Apr 22, 2022	Resale	Bargain And Sale Deed	\$640,000	\$357	\$340K
May 28, 2019	Resale	Bargain And Sale Deed	\$495,000	\$276	\$492K
Nov 19, 1999	Resale	Grant Deed	\$188,000	\$105	\$145K
Aug 28, 1991	Non-arms-length	Grant Deed	\$161,000	\$90	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Elizabeth Lenz Elementary School	Elementary	KG–5	0.6 mi
Marce Herz Middle School	Middle	6–8	1.4 mi
Galena High School	High	9–12	2.2 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.

NEIGHBORHOOD · ZIP 89511

65 CRIME INDEX	88 AIR POLLUTION	30,600 POPULATION	\$126K MEDIAN IN-COME	42°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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