

Single Family Residence **RESIDENTIAL**

1104 UNIVERSITY RIDGE DR

RENO, NV 89512

\$661,806 TopHap Estimate · \$347 / ft² · confidence 90 · as of Jul 14, 2026



3

BEDS

2

BATHS

1,909 ft²

LIVING AREA

0.24 ac

LOT SIZE

1998

YEAR BUILT

1

STORIES

2

PARKING

VALUATION

\$662K

\$598K low

\$726K high

Last Sale

\$445,000 · Jul 13, 2018

Est. Owner Equity

\$336,806

Loan-to-Value

49%

TAX & ASSESSMENT

Property Tax	\$4,209 (2025)
Assessed Value	\$129,185
Previous Assessed	\$127,093
Assessor Market Value	\$369,102

PROPERTY FACTS

Property Type	Single Family Residence
County	Washoe
Lot (acres)	0.24
Construction	Frame (Unspecified)
Foundation	Wood (Unspecified)
Roof	Concrete
Heating	Forced Air
Cooling	Yes
Fireplace	Yes
Garage	Garage, Attached
Pool	No

Porch · 391 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Jul 2, 2018	Resale	Bargain And Sale Deed	\$445,000	\$233	\$325K
Apr 27, 2012	Resale	Grant Deed	\$225,000	\$118	\$100K
Feb 16, 1999	Resale	Grant Deed	\$223,000	\$117	\$178K
Aug 7, 1998	Financing	Grant Deed			\$450K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Peavine Elementary School	Elementary	KG–5	1.7 mi
Archie Clayton Middle School	Middle	6–8	2.5 mi
Robert McQueen High School	High	9–12	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 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.

OWNERSHIP

Occupancy	Owner occupied
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