

Single Family Residence **RESIDENTIAL**

3648 WATKINS RIDGE CT

RALEIGH, NC 27616

\$306,392 TopHap Estimate · \$295 / ft² · confidence 89 · as of Jul 14, 2026



2

BATHS

1,038 ft²

LIVING AREA

0.17 ac

LOT SIZE

2002

YEAR BUILT

1

STORIES

VALUATION

\$306K

\$271K low

\$342K high

Last Sale

\$130,000 · Dec 15, 2006

Est. Owner Equity

\$176,442

Loan-to-Value

42%

TAX & ASSESSMENT

Property Tax	\$2,369 (2025)
Assessed Value	\$269,317
Previous Assessed	\$269,317
Assessor Market Value	\$269,317

PROPERTY FACTS

Property Type	Single Family Residence
Style	Conventional
County	Wake
Lot (acres)	0.17
Foundation	Raised (Unspecified)
Heating	Central
Cooling	Central
Fireplace	Yes
Pool	No

Patio · 120 ft²

Porch · 42 ft²

CLIMATE RISK

1 FLOOD	14 WILDFIRE	45 DROUGHT
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Scores 0–100; higher = greater projected risk. FEMA flood zone: minimal.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Dec 11, 2006	Resale	Warranty Deed	\$130,000	\$125	\$130K
Dec 3, 2002	Non-arms-length	Grant Deed	\$114,000	\$110	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Harris Creek Elementary School	Elementary	PK–5	0.5 mi
Rolesville Middle School	Middle	6–8	2.9 mi
Rolesville High School	High	9–12	4.1 mi

District: Wake County Schools

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 27616

85 CRIME INDEX	79 AIR POLLUTION	61,672 POPULATION	\$81K MEDIAN IN-COME	60°F AVG TEMP	58% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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