

Single Family Residence **RESIDENTIAL**

55 RIVER ROCK WAY

FRANKLINTON, NC 27525

\$688,857 TopHap Estimate · \$259 / ft² · confidence 89 · as of Jul 14, 2026



4

BEDS

3

BATHS

2,660 ft²

LIVING AREA

1.15 ac

LOT SIZE

2006

YEAR BUILT

1

STORIES

9

ROOMS

VALUATION

\$689K

\$611K low

\$767K high

Last Sale

\$257,000 · Apr 22, 2010

Est. Owner Equity

\$264,707

Loan-to-Value

61%

TAX & ASSESSMENT

Property Tax	\$3,138 (2025)
Assessed Value	\$500,780
Previous Assessed	\$500,780
Assessor Market Value	\$500,780

PROPERTY FACTS

Property Type	Single Family Residence
Style	Cape Cod
County	Franklin
Lot (acres)	1.15
Foundation	Raised (Unspecified)
Roof	Asphalt
Heating	Yes
Cooling	Yes
Fireplace	Yes
Garage	Attached, Finished
Pool	No

Porch · 363 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Apr 14, 2010	Resale	Special Warranty Deed	\$257,000	\$97	\$244K
Aug 6, 2009	Resale	Warranty Deed	\$376,000	\$141	
Feb 17, 2006	Resale	Grant Deed	\$56,000	\$21	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Long Mill Elementary School	Elementary	PK–5	2.6 mi
Franklinton Middle School	Middle	6–8	5.0 mi
Franklinton High School	High	9–12	5.8 mi

District: Franklin 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 27525

117 CRIME INDEX	82 AIR POLLUTION	18,280 POPULATION	\$69K MEDIAN IN-COME	59°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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