

Single Family Residence **RESIDENTIAL**

4404 RIVER DOWN DR

RALEIGH, NC 27603

\$365,901 TopHap Estimate · \$274 / ft² · confidence 91 · as of Jul 14, 2026



2

BATHS

1,334 ft²

LIVING AREA

1.64 ac

LOT SIZE

1992

YEAR BUILT

1

STORIES

6

ROOMS

VALUATION

\$366K

\$331K low

\$401K high

Last Sale

\$192,000 · Sep 5, 2017

Est. Owner Equity

\$177,093

Loan-to-Value

52%

TAX & ASSESSMENT

Property Tax	\$1,900 (2025)
Assessed Value	\$293,870
Previous Assessed	\$293,870
Assessor Market Value	\$293,870

PROPERTY FACTS

Property Type	Single Family Residence
Style	Conventional
County	Wake
Lot (acres)	1.64
Foundation	Raised (Unspecified)
Heating	Central
Cooling	Central
Fireplace	Yes
Pool	No

Deck · 176 ft²

Porch · 52 ft²

CLIMATE RISK

96
FLOOD

23
WILDFIRE

45
DROUGHT

Scores 0–100; higher = greater projected risk. FEMA flood zone: 1 percent flood zone.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Aug 24, 2017	Resale	Warranty Deed	\$192,000	\$144	\$196K
Nov 22, 2010	Resale	Warranty Deed	\$133,000	\$100	\$133K
Oct 2, 2008	Non-arms-length	Warranty Deed	\$98,000	\$73	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Rand Road Elementary School	Elementary	PK–5	4.1 mi
Garner Magnet High School	High	9–12	7.2 mi
North Garner Magnet Middle School	Middle	6–8	7.9 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 27603

108 CRIME INDEX	85 AIR POLLUTION	62,816 POPULATION	\$86K 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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