

Single Family Residence

RESIDENTIAL

1204 RIVER CHASE DR

RALEIGH, NC 27610

\$549,091 TopHap Estimate · \$185 / ft² · confidence 91 · as of Jul 14, 2026



3

BATHS

2,972 ft²

LIVING AREA

1.29 ac

LOT SIZE

2006

YEAR BUILT

2

STORIES

VALUATION

\$549K

\$502K low

\$597K high

Last Sale

\$342,000 · May 8, 2020

Est. Owner Equity

\$241,291

Loan-to-Value

56%

TAX & ASSESSMENT

Property Tax	\$3,754 (2025)
Assessed Value	\$583,764
Previous Assessed	\$583,764
Assessor Market Value	\$583,764

PROPERTY FACTS

Property Type	Single Family Residence
Style	Conventional
County	Wake
Lot (acres)	1.29
Construction	Frame (Unspecified)
Foundation	Raised (Unspecified)
Heating	Central
Cooling	Central
Fireplace	Yes
Pool	No

Deck · 48 ft²

Porch · 324 ft²

CLIMATE RISK

51
FLOOD

19
WILDFIRE

45
DROUGHT

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

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Apr 2, 2020	Resale	Warranty Deed	\$342,000	\$115	\$308K
Jun 21, 2011	Resale	Warranty Deed	\$261,000	\$88	\$266K
Apr 29, 2008	Resale	Grant Deed	\$261,000	\$88	\$297K
Jan 16, 2008	Non-arms-length	Trustees Deed	\$266,173	\$90	
Sep 12, 2005	Resale	Warranty Deed	\$42,000	\$14	\$240K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Lake Myra Elementary School	Elementary	PK–5	3.7 mi
East Wake High School	High	9–12	6.9 mi
Wendell Middle School	Middle	6–8	7.3 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 27610

107 CRIME INDEX	77 AIR POLLUTION	79,664 POPULATION	\$70K 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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