

Townhouse

RESIDENTIAL

213 LEIGHANN RIDGE LN

ROLESVILLE, NC 27571

\$278,947 TopHap Estimate · \$168 / ft² · confidence 94 · as of Jul 14, 2026



3

BATHS

1,661 ft²

LIVING AREA

1,742 ft²

LOT SIZE

2013

YEAR BUILT

2

STORIES

VALUATION

\$279K

\$261K low

\$297K high

Last Sale

\$154,500 · Oct 1, 2013

Est. Owner Equity

\$19,197

Loan-to-Value

92%

TAX & ASSESSMENT

Property Tax	\$3,217 (2025)
Assessed Value	\$315,886
Previous Assessed	\$315,886
Assessor Market Value	\$315,886

PROPERTY FACTS

Property Type	Townhouse
Style	Townhouse
County	Wake
Lot (acres)	0.04
Heating	Central
Cooling	Central
Fireplace	Yes
Pool	No

Patio · 80 ft²

Porch · 54 ft²

CLIMATE RISK

1 FLOOD	17 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
Feb 28, 2024	Financing	Intrafamily Transfer			
Sep 30, 2013	Resale	Grant Deed	\$154,500	\$93	\$147K
May 10, 2013	Resale	Warranty Deed	\$240,000	\$144	
Mar 27, 2012	Resale	Warranty Deed	\$350,000	\$211	\$1.5M
Jan 28, 2010	Resale	Warranty Deed	\$366,000	\$220	\$395K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Sanford Creek Elementary School	Elementary	PK–5	0.6 mi
Rolesville Middle School	Middle	6–8	0.8 mi
Rolesville High School	High	9–12	1.8 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 27571

33 CRIME INDEX	76 AIR POLLUTION	3,803 POPULATION	\$146K 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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