

Single Family Residence **RESIDENTIAL**

3205 MANOR RIDGE DR

RALEIGH, NC 27603

\$613,344 TopHap Estimate · \$140 / ft² · confidence 92 · as of Jul 14, 2026



3

BATHS

4,396 ft²

LIVING AREA

1 ac

LOT SIZE

1972

YEAR BUILT

1

STORIES

8

ROOMS

2

PARKING

VALUATION

\$613K

\$563K low

\$663K high

Last Sale

\$453,300 · Feb 11, 2021

Est. Owner Equity

\$613,344

TAX & ASSESSMENT

Property Tax	\$3,457 (2025)
Assessed Value	\$537,335
Previous Assessed	\$537,335
Assessor Market Value	\$537,335

PROPERTY FACTS

Property Type	Single Family Residence
Style	Conventional
County	Wake
Lot (acres)	1.00
Construction	Frame (Unspecified)
Heating	Central
Cooling	Central
Fireplace	Yes
Pool	No

Deck · 468 ft²

Porch · 140 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
Oct 25, 2006	Resale	Warranty Deed	\$240,000	\$55	\$192K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Middle Creek High School	High	9–12	4.0 mi
Yates Mill Elementary School	Elementary	PK–5	4.2 mi
Dillard Drive Magnet Middle School	Middle	6–8	5.0 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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