

Single Family Residence **RESIDENTIAL**

869 RANSOM ST

BLOWING ROCK, NC 28605

\$655,645 TopHap Estimate · \$520 / ft² · confidence 85 · as of Jul 14, 2026



2

BEDS

1

BATHS

1,260 ft²

LIVING AREA

0.28 ac

LOT SIZE

1970

YEAR BUILT

1

STORIES

4

ROOMS

VALUATION

\$656K

\$559K low

\$753K high

Last Sale

\$640,000 · Jul 31, 2024

Est. Owner Equity

\$345,645

Loan-to-Value

49%

TAX & ASSESSMENT

Property Tax	\$1,849 (2025)
Assessed Value	\$354,600
Previous Assessed	\$354,600
Assessor Market Value	\$354,600

PROPERTY FACTS

Property Type	Single Family Residence
Style	Conventional
County	WATAUGA
Lot (acres)	0.28
Construction	Frame (Unspecified)
Foundation	No Foundation
Roof	Asphalt
Heating	Central
Cooling	Central
Fireplace	Yes
Garage	Carport (Unspecified)
Pool	No

Patio · 478 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Jul 26, 2024	Resale	Warranty Deed	\$640,000	\$508	\$310K
Apr 26, 2023	Financing	Intrafamily Transfer			
Oct 4, 2018	Resale	Warranty Deed	\$249,500	\$198	
Aug 13, 2012	Resale	Grant Deed	\$175,000	\$139	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Blowing Rock School	Elementary	PK-8	0.6 mi
Watauga High School	High	9-12	6.5 mi

District: Watauga 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 28605

134 CRIME INDEX	100 AIR POLLUTION	4,720 POPULATION	\$69K MEDIAN IN-COME	52°F AVG TEMP	59% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Absentee owner
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