

Single Family Residential

RESIDENTIAL

6 FOREST RUN DR

ASHEVILLE, NC 28803

\$643,163 TopHap Estimate · \$489 / ft² · confidence 85 · as of Jul 14, 2026



3

BEDS

3

BATHS

1,316 ft²

LIVING AREA

0.65 ac

LOT SIZE

1978

YEAR BUILT

1

STORIES

5

ROOMS

2

PARKING

VALUATION

\$643K

\$547K low

\$739K high

Last Sale

\$450,000 · Aug 20, 2021

Est. Owner Equity

\$316,163

Loan-to-Value

50%

TAX & ASSESSMENT

Property Tax	\$1,717 (2025)
Assessed Value	\$245,200
Previous Assessed	\$245,200
Assessor Market Value	\$245,200

PROPERTY FACTS

Property Type	Single Family Residential
Style	Ranch
County	Buncombe
Lot (acres)	0.65
Roof	Composition Shingle
Heating	Yes
Cooling	Yes
Fireplace	Yes
Pool	No

Deck · 192 ft²

Patio · 456 ft²

Porch · 84 ft²

CLIMATE RISK

1

FLOOD

23

WILDFIRE

78

HEAT

93

STORM

51

DROUGHT

Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Aug 12, 2021	Resale	Warranty Deed	\$450,000	\$342	\$327K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Glen Arden Elementary School	Elementary	PK–4	2.1 mi
T.C. Roberson High School	High	9–12	2.5 mi
Cane Creek Middle School	Middle	6–8	3.6 mi

District: Buncombe 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 28803

114 CRIME INDEX	99 AIR POLLUTION	34,239 POPULATION	\$75K MEDIAN IN-COME	54°F AVG TEMP	59% SUNSHINE
---------------------------	----------------------------	-----------------------------	--------------------------------	-------------------------	------------------------

Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Absentee owner
-----------	-----------------------