

Rural Residence

RESIDENTIAL

6170 ROCKY RIVER RD

CONCORD, NC 28025

\$315,012 TopHap Estimate · \$275 / ft² · confidence 92 · as of Jul 14, 2026



3

BEDS

2

BATHS

1,144 ft²

LIVING AREA

5.53 ac

LOT SIZE

1975

YEAR BUILT

1

STORIES

6

PARKING

VALUATION

\$315K

\$290K low

\$340K high

Last Sale

\$390,000 · Jul 29, 2022

Est. Owner Equity

\$0

Loan-to-Value

113%

TAX & ASSESSMENT

Property Tax	\$2,207 (2025)
Assessed Value	\$314,850
Previous Assessed	\$314,850
Assessor Market Value	\$314,850

PROPERTY FACTS

Property Type	Rural Residence
County	Cabarrus
Lot (acres)	5.53
Foundation	Footing
Roof	Composition Shingle
Heating	Heat Pump
Cooling	Central
Fireplace	Yes
Garage	Mixed
Pool	No

Patio · 660 ft²

Porch · 72 ft²

CLIMATE RISK

100 FLOOD	11 WILDFIRE	86 HEAT	75 STORM	68 DROUGHT
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Scores 0–100; higher = greater projected risk. FEMA flood zone: 1 percent flood zone.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Jul 29, 2022	Resale	Warranty Deed	\$390,000	\$341	\$351K
Dec 13, 2021	Non-arms-length	Trustees Deed	\$267,500	\$234	\$214K
Dec 29, 2017	Resale	Warranty Deed	\$190,000	\$166	\$190K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Rocky River Elementary School	Elementary	PK–5	0.8 mi
C. C. Griffin STEM Middle School	Middle	6–8	1.5 mi

Central Cabarrus High School	High	9–12	2.3 mi
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District: Cabarrus 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 28025

103 CRIME INDEX	88 AIR POLLUTION	64,954 POPULATION	\$77K MEDIAN IN-COME	60°F AVG TEMP	63% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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