

Single Family Residence **RESIDENTIAL**

# 1609 RIDGELAND DR

RALEIGH, NC 27607

**\$456,222** TopHap Estimate · \$222 / ft<sup>2</sup> · confidence 89 · as of Jul 14, 2026



**2**

BATHS

**2,054 ft<sup>2</sup>**

LIVING AREA

**0.48 ac**

LOT SIZE

**1967**

YEAR BUILT

**1**

STORIES

**8**

ROOMS

## VALUATION

**\$456K**

\$404K low

\$508K high

Last Sale

**\$524,500 · May 15, 2026**

Est. Owner Equity

**\$456,222**

## TAX & ASSESSMENT

|                       |           |
|-----------------------|-----------|
| Assessed Value        | \$473,728 |
| Assessor Market Value | \$473,728 |

## PROPERTY FACTS

|               |                                  |
|---------------|----------------------------------|
| Property Type | Single Family Residence          |
| Style         | Split Level                      |
| County        | WAKE                             |
| Lot (acres)   | 0.48                             |
| Construction  | Frame (Unspecified)              |
| Heating       | Forced Air With Air Conditioning |
| Cooling       | Central                          |
| Fireplace     | Yes                              |
| Pool          | No                               |

Patio · 160 ft²

Porch · 130 ft²

## CLIMATE RISK

**1**  
FLOOD

**16**  
WILDFIRE

**45**  
DROUGHT

Scores 0–100; higher = greater projected risk. FEMA flood zone: minimal.

## TRANSACTION HISTORY

| DATE        | TYPE   | DEED          | PRICE     | \$/FT² | LOAN |
|-------------|--------|---------------|-----------|--------|------|
| May 9, 2026 | Resale | Warranty Deed | \$524,500 | \$255  |      |

## ASSIGNED SCHOOLS

| SCHOOL                           | LEVEL      | GRADES | DISTANCE |
|----------------------------------|------------|--------|----------|
| Reedy Creek Elementary School    | Elementary | PK–5   | 1.1 mi   |
| Reedy Creek Magnet Middle School | Middle     | 6–8    | 1.2 mi   |
| Athens Drive Magnet High School  | High       | 9–12   | 3.2 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 27607

|                           |                            |                             |                                |                         |                        |
|---------------------------|----------------------------|-----------------------------|--------------------------------|-------------------------|------------------------|
| <b>123</b><br>CRIME INDEX | <b>87</b><br>AIR POLLUTION | <b>28,346</b><br>POPULATION | <b>\$92K</b><br>MEDIAN IN-COME | <b>60°F</b><br>AVG TEMP | <b>58%</b><br>SUNSHINE |
|---------------------------|----------------------------|-----------------------------|--------------------------------|-------------------------|------------------------|

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

### OWNERSHIP

|           |                       |
|-----------|-----------------------|
| Occupancy | <b>Absentee owner</b> |
|-----------|-----------------------|