

Single Family Residence

**RESIDENTIAL**

# 8309 N CREEK RUN

RALEIGH, NC 27613

**\$577,181** TopHap Estimate · \$353 / ft<sup>2</sup> · confidence 85 · as of Jul 14, 2026



**2**

BATHS

**1,634 ft<sup>2</sup>**

LIVING AREA

**0.57 ac**

LOT SIZE

**1978**

YEAR BUILT

**1**

STORIES

**6**

ROOMS

## VALUATION

**\$577K**

\$492K low

\$662K high

Last Sale

**\$241,000 · Jun 24, 2013**

Est. Owner Equity

**\$337,181**

Loan-to-Value

**41%**

## TAX & ASSESSMENT

|                       |                |
|-----------------------|----------------|
| Property Tax          | \$2,982 (2025) |
| Assessed Value        | \$463,081      |
| Previous Assessed     | \$463,081      |
| Assessor Market Value | \$463,081      |

## PROPERTY FACTS

|               |                         |
|---------------|-------------------------|
| Property Type | Single Family Residence |
| Style         | Conventional            |
| County        | Wake                    |
| Lot (acres)   | 0.57                    |
| Construction  | Frame (Unspecified)     |
| Foundation    | Raised (Unspecified)    |
| Heating       | Central                 |
| Cooling       | Central                 |
| Fireplace     | Yes                     |
| Pool          | No                      |

Deck · 224 ft²

Porch · 65 ft²

## CLIMATE RISK

|            |                |               |
|------------|----------------|---------------|
| 1<br>FLOOD | 11<br>WILDFIRE | 45<br>DROUGHT |
|------------|----------------|---------------|

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

## TRANSACTION HISTORY

| DATE         | TYPE   | DEED          | PRICE     | \$/FT² | LOAN   |
|--------------|--------|---------------|-----------|--------|--------|
| Jun 18, 2013 | Resale | Warranty Deed | \$241,000 | \$147  | \$217K |
| Jul 8, 2005  | Resale | Warranty Deed | \$182,500 | \$112  | \$123K |

## ASSIGNED SCHOOLS

| SCHOOL                           | LEVEL      | GRADES | DISTANCE |
|----------------------------------|------------|--------|----------|
| Jeffreys Grove Elementary School | Elementary | PK–5   | 1.8 mi   |
| Sanderson High School            | High       | 9–12   | 3.3 mi   |
| Carroll Magnet Middle School     | Middle     | 6–8    | 4.4 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 27613

|                          |                            |                             |                                 |                         |                        |
|--------------------------|----------------------------|-----------------------------|---------------------------------|-------------------------|------------------------|
| <b>64</b><br>CRIME INDEX | <b>84</b><br>AIR POLLUTION | <b>48,931</b><br>POPULATION | <b>\$122K</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>Owner occupied</b> |
|-----------|-----------------------|