

Single Family Residence **RESIDENTIAL**

8312 RUNNING CEDAR TRL

RALEIGH, NC 27615

\$517,916 TopHap Estimate · \$306 / ft² · confidence 91 · as of Jul 14, 2026



3

BATHS

1,694 ft²

LIVING AREA

0.32 ac

LOT SIZE

1978

YEAR BUILT

2

STORIES

7

ROOMS

VALUATION

\$518K

\$472K low

\$564K high

Last Sale

\$210,000 · May 22, 2012

Est. Owner Equity

\$338,094

Loan-to-Value

33%

TAX & ASSESSMENT

Property Tax	\$4,447 (2025)
Assessed Value	\$507,610
Previous Assessed	\$507,610
Assessor Market Value	\$507,610

PROPERTY FACTS

Property Type	Single Family Residence
Style	Conventional
County	Wake
Lot (acres)	0.32
Construction	Frame (Unspecified)
Foundation	Raised (Unspecified)
Heating	Central
Cooling	Central
Fireplace	Yes
Pool	No

Deck · 192 ft²

CLIMATE RISK

57
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 22, 2012	Resale	Warranty Deed	\$210,000	\$124	\$215K
May 22, 2012	Quitclaim	Quit Claim Transfer			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
West Millbrook Magnet Middle School	Middle	6–8	0.3 mi
North Ridge Elementary School	Elementary	PK–5	1.1 mi
Sanderson High School	High	9–12	2.2 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 27615

72 CRIME INDEX	86 AIR POLLUTION	45,426 POPULATION	\$108K MEDIAN IN-COME	60°F AVG TEMP	58% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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