

Single Family Residence

RESIDENTIAL

4417 RIVER DOWN DR

RALEIGH, NC 27603

\$292,536 TopHap Estimate · \$223 / ft² · confidence 92 · as of Jul 14, 2026



2

BATHS

1,313 ft²

LIVING AREA

0.69 ac

LOT SIZE

1993

YEAR BUILT

1

STORIES

5

ROOMS

2

PARKING

VALUATION

\$293K

\$269K low

\$316K high

Last Sale

\$272,000 · Apr 30, 2025

Est. Owner Equity

\$292,536

TAX & ASSESSMENT

Property Tax	\$1,762 (2025)
Assessed Value	\$272,393
Previous Assessed	\$272,393
Assessor Market Value	\$272,393

PROPERTY FACTS

Property Type	Single Family Residence
Style	Conventional
County	Wake
Lot (acres)	0.69
Construction	Frame (Unspecified)
Foundation	Raised (Unspecified)
Heating	Central
Cooling	Central
Fireplace	Yes
Pool	No

Deck · 120 ft²

Porch · 20 ft²

CLIMATE RISK

1
FLOOD

23
WILDFIRE

45
DROUGHT

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

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Apr 23, 2025	Financing	Warranty Deed			
Jun 7, 2024	Resale	Warranty Deed	\$272,000	\$207	\$272K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Rand Road Elementary School	Elementary	PK–5	4.2 mi
Garner Magnet High School	High	9–12	7.3 mi
North Garner Magnet Middle School	Middle	6–8	8.0 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 27603

108 CRIME INDEX	85 AIR POLLUTION	62,816 POPULATION	\$86K MEDIAN IN-COME	60°F AVG TEMP	58% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Absentee owner
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