

Single Family Residence **RESIDENTIAL**

1013 BLUE RIVER FARM DR

RALEIGH, NC 27603

\$433,678 TopHap Estimate · \$198 / ft² · confidence 88 · as of Jul 14, 2026



3

BATHS

2,190 ft²

LIVING AREA

0.72 ac

LOT SIZE

2004

YEAR BUILT

2

STORIES

VALUATION

\$434K

\$382K low

\$485K high

Last Sale

\$179,000 · Nov 10, 2004

Est. Owner Equity

\$244,678

Loan-to-Value

43%

TAX & ASSESSMENT

Property Tax	\$2,733 (2025)
Assessed Value	\$424,233
Previous Assessed	\$424,233
Assessor Market Value	\$424,233

PROPERTY FACTS

Property Type	Single Family Residence
Style	Conventional
County	Wake
Lot (acres)	0.72
Foundation	Raised (Unspecified)
Heating	Central
Cooling	Central
Fireplace	Yes
Pool	No

Deck · 140 ft²

Porch · 95 ft²

CLIMATE RISK

56 FLOOD	24 WILDFIRE	45 DROUGHT
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Scores 0–100; higher = greater projected risk. FEMA flood zone: minimal.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Nov 10, 2004	Resale	Warranty Deed	\$179,000	\$82	\$179K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Rand Road Elementary School	Elementary	PK–5	1.6 mi
South Garner High School	High	9–12	3.1 mi
North Garner Magnet Middle School	Middle	6–8	5.7 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	Owner occupied
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