

Single Family Residence

RESIDENTIAL

275 RIVER TRACE DR

ROUGEMONT, NC 27572

\$340,154 TopHap Estimate · \$179 / ft² · confidence 88 · as of Jul 14, 2026

2

BATHS

1,904 ft²

LIVING AREA

2.41 ac

LOT SIZE

1994

YEAR BUILT

1

STORIES

2

PARKING

VALUATION

\$340K

\$299K low

\$381K high

Last Sale

\$180,000 · Sep 11, 2017

Est. Owner Equity

\$83,022

Loan-to-Value

73%

TAX & ASSESSMENT

Property Tax

\$1,922 (2025)

Assessed Value

\$283,624

Previous Assessed

\$283,624

Assessor Market Value

\$283,624

PROPERTY FACTS

Property Type	Single Family Residence
Style	Conventional
County	Person
Lot (acres)	2.41
Foundation	Block (Unspecified)
Roof	Asphalt
Heating	Central
Cooling	Central
Fireplace	Yes
Pool	No

Deck · 16 ft²

Porch · 296 ft²

CLIMATE RISK

1 FLOOD	16 WILDFIRE	81 HEAT	88 STORM	42 DROUGHT
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Scores 0–100; higher = greater projected risk. FEMA flood zone: minimal.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Sep 11, 2017	Financing	Warranty Deed			
Feb 23, 2017	Recorded document	Grant Deed			
Nov 25, 2015	Recorded document	Warranty Deed			
Sep 21, 2015	Non-arms-length	Trustees Deed	\$140,250	\$74	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Helena Elementary School	Elementary	KG–5	4.1 mi
South Middle School	Middle	6–8	9.3 mi
Person High School	High	9–12	10.8 mi

District: Person 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 27572

74 CRIME INDEX	95 AIR POLLUTION	7,478 POPULATION	\$85K MEDIAN IN-COME	59°F AVG TEMP	59% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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