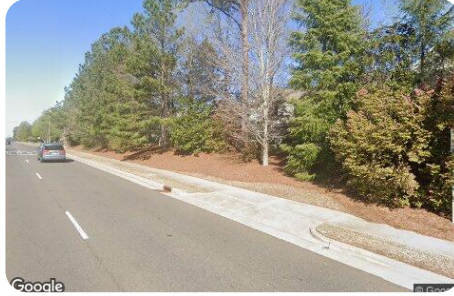
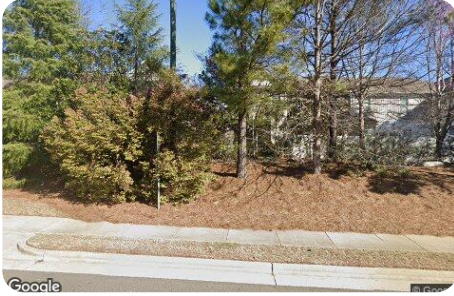


Single Family Residence **RESIDENTIAL**

## 2446 MEMORY RIDGE DR

RALEIGH, NC 27606

**\$435,265** TopHap Estimate · \$248 / ft<sup>2</sup> · confidence 95 · as of Jun 23, 2026



**2.5**

BATHS

**1,756 ft<sup>2</sup>**

LIVING AREA

**1,742 ft<sup>2</sup>**

LOT SIZE

**2011**

YEAR BUILT

**2**

STORIES

### VALUATION

**\$435K**

\$414K low

\$457K high

Last Sale

**\$202,000 · Sep 16, 2011**

Est. Owner Equity

**\$274,015**

Loan-to-Value

**37%**

## TAX & ASSESSMENT

|                       |                |
|-----------------------|----------------|
| Property Tax          | \$3,740 (2025) |
| Assessed Value        | \$426,536      |
| Assessor Market Value | \$426,536      |

## PROPERTY FACTS

|               |                                  |
|---------------|----------------------------------|
| Property Type | Single Family Residence          |
| Style         | Townhouse                        |
| County        | WAKE                             |
| Lot (acres)   | 0.04                             |
| Heating       | Forced Air With Air Conditioning |
| Cooling       | Central                          |
| Fireplace     | Yes                              |
| Pool          | No                               |

Patio · 40 ft²

Porch · 104 ft²

## CLIMATE RISK

1  
FLOOD

17  
WILDFIRE

45  
DROUGHT

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

## TRANSACTION HISTORY

| DATE         | TYPE      | DEED                | PRICE     | \$/FT² | LOAN   |
|--------------|-----------|---------------------|-----------|--------|--------|
| Mar 6, 2026  | Quitclaim | Quit Claim Transfer |           |        |        |
| Sep 15, 2011 | Resale    | Warranty Deed       | \$202,000 | \$115  | \$161K |

## ASSIGNED SCHOOLS

| SCHOOL                             | LEVEL      | GRADES | DISTANCE |
|------------------------------------|------------|--------|----------|
| Dillard Drive Magnet Middle School | Middle     | 6–8    | 0.5 mi   |
| Dillard Drive Elementary School    | Elementary | PK–5   | 0.5 mi   |
| Athens Drive Magnet High School    | High       | 9–12   | 1.8 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 27606

|                                       |                                        |                                         |                                            |                                     |                                    |
|---------------------------------------|----------------------------------------|-----------------------------------------|--------------------------------------------|-------------------------------------|------------------------------------|
| <div>126</div> <div>CRIME INDEX</div> | <div>87</div> <div>AIR POLLUTION</div> | <div>56,581</div> <div>POPULATION</div> | <div>\$73K</div> <div>MEDIAN IN-COME</div> | <div>60°F</div> <div>AVG TEMP</div> | <div>58%</div> <div>SUNSHINE</div> |
|---------------------------------------|----------------------------------------|-----------------------------------------|--------------------------------------------|-------------------------------------|------------------------------------|

Index values: 100 = US average; lower is better.

| OWNERSHIP

|           |                |
|-----------|----------------|
| Occupancy | Absentee owner |
|-----------|----------------|