

Townhouse

RESIDENTIAL

2806 PIEDMONT RIVER WAY

RALEIGH, NC 27606

\$325,726 TopHap Estimate · \$216 / ft² · confidence 95 · as of Jun 23, 2026



3

BATHS

1,511 ft²

LIVING AREA

1,307 ft²

LOT SIZE

2013

YEAR BUILT

2

STORIES

VALUATION

\$326K

\$309K low

\$342K high

Last Sale

\$227,500 · Mar 2, 2020

Est. Owner Equity

\$325,726

TAX & ASSESSMENT

Property Tax	\$2,949 (2025)
Assessed Value	\$335,804
Previous Assessed	\$335,804
Assessor Market Value	\$335,804

PROPERTY FACTS

Property Type	Townhouse
Style	Townhouse
County	Wake
Lot (acres)	0.03
Heating	Central
Cooling	Central
Fireplace	Yes
Pool	No

Patio · 100 ft²

Porch · 27 ft²

CLIMATE RISK

50 FLOOD	16 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
Mar 2, 2020	Resale	Warranty Deed	\$227,500	\$151	
Nov 14, 2017	Resale	Warranty Deed	\$188,000	\$124	\$179K
Dec 19, 2013	Resale	Warranty Deed	\$155,000	\$103	\$152K
Dec 19, 2013	Recorded document	Warranty Deed			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Dillard Drive Magnet Middle School	Middle	6–8	1.1 mi
Athens Drive Magnet High School	High	9–12	1.4 mi
Swift Creek Elementary School	Elementary	PK–5	4.6 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

126 CRIME INDEX	87 AIR POLLUTION	56,581 POPULATION	\$73K 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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