

Townhouse **RESIDENTIAL**

8249 CITY LOFT CT

RALEIGH, NC 27613

\$299,205 TopHap Estimate · \$236 / ft² · confidence 94 · as of Jul 14, 2026

3

BATHS

1,266 ft²

LIVING AREA

1,307 ft²

LOT SIZE

2002

YEAR BUILT

2

STORIES

VALUATION

\$299K

\$281K low

\$317K high

Last Sale

\$285,000 · Feb 18, 2022

Est. Owner Equity

\$85,455

Loan-to-Value

70%

TAX & ASSESSMENT

Property Tax

\$2,611 (2025)

Assessed Value

\$297,059

Previous Assessed

\$297,059

Assessor Market Value

\$297,059

PROPERTY FACTS

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

Patio · 96 ft²

Porch · 10 ft²

CLIMATE RISK

26
FLOOD

13
WILDFIRE

45
DROUGHT

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

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Feb 17, 2022	Resale	Warranty Deed	\$285,000	\$225	\$214K
Jul 17, 2017	Resale	Warranty Deed	\$179,000	\$141	\$176K
Apr 23, 2010	Resale	Warranty Deed	\$148,000	\$117	\$126K
Apr 2, 2007	Resale	Warranty Deed	\$142,500	\$113	\$114K
Mar 17, 2005	Resale	Warranty Deed	\$125,000	\$99	\$100K
Aug 27, 2002	Non-arms-length	Grant Deed	\$12,000	\$9	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Leesville Road Middle School	Middle	6–8	0.9 mi
Leesville Road Elementary School	Elementary	PK–5	1.0 mi
Leesville Road High School	High	9–12	1.0 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 27613

64 CRIME INDEX	84 AIR POLLUTION	48,931 POPULATION	\$122K 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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