

Townhouse

RESIDENTIAL

1045 GRAND RIDGE DR

ROLESVILLE, NC 27571

\$300,166

TopHap Estimate · \$184 / ft² · confidence 93 · as of Jul 14, 2026



3

BATHS

1,635 ft²

LIVING AREA

1,742 ft²

LOT SIZE

2015

YEAR BUILT

2

STORIES

VALUATION

\$300K

\$278K low

\$322K high

Last Sale

\$197,500 · Aug 22, 2018

Est. Owner Equity

\$112,445

Loan-to-Value

62%

TAX & ASSESSMENT

Property Tax	\$2,955 (2025)
Assessed Value	\$287,326
Previous Assessed	\$287,326
Assessor Market Value	\$287,326

PROPERTY FACTS

Property Type	Townhouse
Style	Townhouse
County	Wake
Lot (acres)	0.04
Heating	Central
Cooling	Central
Pool	No

Patio · 80 ft²

Porch · 27 ft²

CLIMATE RISK

41
FLOOD

16
WILDFIRE

45
DROUGHT

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

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Aug 22, 2018	Resale	Warranty Deed	\$197,500	\$121	\$191K
Dec 16, 2015	Resale	Grant Deed	\$175,000	\$107	\$180K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Sanford Creek Elementary School	Elementary	PK–5	0.7 mi
Rolesville Middle School	Middle	6–8	0.7 mi
Rolesville High School	High	9–12	1.7 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 27571

33 CRIME INDEX	76 AIR POLLUTION	3,803 POPULATION	\$146K 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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