

Single Family Residence

RESIDENTIAL

305 ROCKING RANCH CT

CARY, NC 27519

\$1,049,544 TopHap Estimate · \$296 / ft² · confidence 89 · as of Jul 14, 2026



4

BEDS

4

BATHS

3,546 ft²

LIVING AREA

0.45 ac

LOT SIZE

2019

YEAR BUILT

2

STORIES

VALUATION

\$1M

\$936K low

\$1.2M high

Last Sale

\$650,000 · Oct 28, 2019

Est. Owner Equity

\$215,194

Loan-to-Value

79%

TAX & ASSESSMENT

Property Tax	\$9,734 (2025)
Assessed Value	\$1,035,520
Previous Assessed	\$671,482
Assessor Market Value	\$1,035,520

PROPERTY FACTS

Property Type	Single Family Residence
Style	Conventional
County	Chatham
Lot (acres)	0.45
Construction	Wood (Unspecified)
Heating	None
Fireplace	Yes
Garage	Garage, Attached
Pool	No

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Oct 25, 2019	Resale	Warranty Deed	\$650,000	\$183	\$484K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
North Chatham Elementary School	Elementary	PK–5	7.3 mi
Seaforth High School	High	9–12	11.4 mi
Margaret B. Pollard Middle School	Middle	6–8	11.6 mi

District: Chatham 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 27519

12 CRIME INDEX	93 AIR POLLUTION	65,193 POPULATION	\$151K 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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