

Single Family Residence **RESIDENTIAL**

3645 WATKINS RIDGE CT

RALEIGH, NC 27616

\$374,983 TopHap Estimate · \$240 / ft² · confidence 93 · as of Jul 14, 2026



3

BATHS

1,562 ft²
LIVING AREA

0.15 ac
LOT SIZE

2002
YEAR BUILT

2

STORIES

VALUATION

\$375K

\$350K low

\$400K high

Est. Owner Equity

\$94,983

Loan-to-Value

74%

TAX & ASSESSMENT

Property Tax	\$2,999 (2025)
Assessed Value	\$341,622
Previous Assessed	\$341,622
Assessor Market Value	\$341,622

PROPERTY FACTS

Property Type	Single Family Residence
Style	Conventional
County	Wake
Lot (acres)	0.15
Construction	Frame (Unspecified)
Foundation	Raised (Unspecified)
Heating	Central
Cooling	Central
Fireplace	Yes
Pool	No

Patio · 120 ft²

Porch · 144 ft²

CLIMATE RISK

1 FLOOD	14 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
Jan 18, 2017	Quitclaim	Quit Claim Transfer			
Jun 21, 2002	Non-arms-length	Grant Deed	\$146,000	\$93	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Harris Creek Elementary School	Elementary	PK–5	0.5 mi
Rolesville Middle School	Middle	6–8	2.9 mi
Rolesville High School	High	9–12	4.1 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 27616

85 CRIME INDEX	79 AIR POLLUTION	61,672 POPULATION	\$81K 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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