

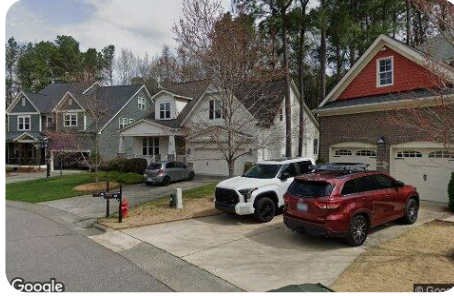
Single Family Residence

RESIDENTIAL

114 RIVER RUN RD

DURHAM, NC 27712

\$654,721 TopHap Estimate · \$229 / ft² · confidence 93 · as of Jul 14, 2026



4

BEDS

4

BATHS

2,855 ft²

LIVING AREA

0.23 ac

LOT SIZE

2009

YEAR BUILT

1

STORIES

VALUATION

\$655K

\$606K low

\$703K high

Last Sale

\$650,000 · Jan 26, 2024

Est. Owner Equity

\$37,221

Loan-to-Value

93%

TAX & ASSESSMENT

Property Tax	\$6,692 (2025)
Assessed Value	\$675,051
Previous Assessed	\$675,051
Assessor Market Value	\$675,051

PROPERTY FACTS

Property Type	Single Family Residence
Style	Conventional
County	Durham
Lot (acres)	0.23
Heating	Yes
Cooling	Yes
Fireplace	Yes
Garage	Garage, Attached
Pool	No

CLIMATE RISK

1 FLOOD	13 WILDFIRE	81 HEAT	88 STORM	42 DROUGHT
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Scores 0–100; higher = greater projected risk. FEMA flood zone: minimal.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Jan 26, 2024	Resale	Warranty Deed	\$650,000	\$228	\$618K
Jun 22, 2022	Financing	Intrafamily Transfer			
Apr 24, 2009	Resale	Warranty Deed	\$416,000	\$146	\$255K
Oct 31, 2008	Resale	Grant Deed	\$68,000	\$24	\$323K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Riverside High School	High	9–12	0.6 mi
Hillandale Elementary School	Elementary	PK–5	1.3 mi
Carrington Middle School	Middle	6–8	2.8 mi

District: Durham Public 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 27712

33 CRIME INDEX	99 AIR POLLUTION	23,208 POPULATION	\$99K MEDIAN IN-COME	59°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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