

Single Family Residence **RESIDENTIAL**

12820 RIVER DANCE DR

RALEIGH, NC 27613

\$1,225,016 TopHap Estimate · \$313 / ft² · confidence 97 · as of Jul 14, 2026



4

BATHS

3,920 ft²

LIVING AREA

0.75 ac

LOT SIZE

2006

YEAR BUILT

2

STORIES

VALUATION

\$1.2M

\$1.2M low

\$1.3M high

Last Sale

\$1,225,000 · Mar 2, 2026

Est. Owner Equity

\$245,016

Loan-to-Value

80%

TAX & ASSESSMENT

Property Tax	\$6,261 (2025)
Assessed Value	\$975,722
Previous Assessed	\$975,722
Assessor Market Value	\$975,722

PROPERTY FACTS

Property Type	Single Family Residence
Style	Conventional
County	Wake
Lot (acres)	0.75
Construction	Brick
Foundation	Raised (Unspecified)
Heating	Central
Cooling	Central
Fireplace	Yes

Porch · 590 ft²

CLIMATE RISK

1
FLOOD

16
WILDFIRE

45
DROUGHT

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

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Feb 25, 2026	Resale	Warranty Deed	\$1,225,000	\$313	\$980K
Aug 10, 2006	Resale	Warranty Deed	\$760,000	\$194	\$608K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Pleasant Union Elementary School	Elementary	PK–5	2.7 mi
West Millbrook Magnet Middle School	Middle	6–8	7.4 mi
Millbrook Magnet High School	High	9–12	9.7 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 27613



Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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