

Townhouse

**RESIDENTIAL**

# 305 ROBERTS RIDGE DR

CARY, NC 27513

**\$573,914** TopHap Estimate · \$233 / ft<sup>2</sup> · confidence 92 · as of Jul 14, 2026



**3**

BATHS

**2,460 ft<sup>2</sup>**

LIVING AREA

**3,485 ft<sup>2</sup>**

LOT SIZE

**2017**

YEAR BUILT

**2**

STORIES

## VALUATION

**\$574K**

\$529K low

\$619K high

Last Sale

**\$375,500 · Nov 28, 2017**

Est. Owner Equity

**\$273,754**

Loan-to-Value

**53%**

## TAX & ASSESSMENT

|                       |                |
|-----------------------|----------------|
| Property Tax          | \$4,986 (2025) |
| Assessed Value        | \$579,410      |
| Previous Assessed     | \$579,410      |
| Assessor Market Value | \$579,410      |

## PROPERTY FACTS

|               |           |
|---------------|-----------|
| Property Type | Townhouse |
| Style         | Townhouse |
| County        | Wake      |
| Lot (acres)   | 0.08      |
| Heating       | Central   |
| Cooling       | Central   |
| Fireplace     | Yes       |
| Pool          | No        |

Porch · 108 ft²

## CLIMATE RISK

|            |                |               |
|------------|----------------|---------------|
| 1<br>FLOOD | 13<br>WILDFIRE | 45<br>DROUGHT |
|------------|----------------|---------------|

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

## TRANSACTION HISTORY

| DATE         | TYPE   | DEED          | PRICE     | \$/FT² | LOAN   |
|--------------|--------|---------------|-----------|--------|--------|
| Nov 27, 2017 | Resale | Warranty Deed | \$375,500 | \$153  | \$300K |

## ASSIGNED SCHOOLS

| SCHOOL                           | LEVEL      | GRADES | DISTANCE |
|----------------------------------|------------|--------|----------|
| Reedy Creek Magnet Middle School | Middle     | 6–8    | 1.0 mi   |
| Reedy Creek Elementary School    | Elementary | PK–5   | 1.1 mi   |
| Cary High School                 | High       | 9–12   | 2.5 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 27513

|                          |                            |                             |                                 |                         |                        |
|--------------------------|----------------------------|-----------------------------|---------------------------------|-------------------------|------------------------|
| <b>70</b><br>CRIME INDEX | <b>93</b><br>AIR POLLUTION | <b>52,654</b><br>POPULATION | <b>\$121K</b><br>MEDIAN IN-COME | <b>60°F</b><br>AVG TEMP | <b>58%</b><br>SUNSHINE |
|--------------------------|----------------------------|-----------------------------|---------------------------------|-------------------------|------------------------|

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

### OWNERSHIP

|           |                       |
|-----------|-----------------------|
| Occupancy | <b>Owner occupied</b> |
|-----------|-----------------------|