

Single Family Residence **RESIDENTIAL**

# 1020 BLUE RIVER FARM DR

RALEIGH, NC 27603

**\$351,104** TopHap Estimate · \$143 / ft<sup>2</sup> · confidence 92 · as of Jul 14, 2026



**3**

BATHS

**2,451 ft<sup>2</sup>**

LIVING AREA

**0.69 ac**

LOT SIZE

**2005**

YEAR BUILT

**2**

STORIES

## VALUATION

**\$351K**

\$322K low

\$380K high

Last Sale

**\$193,500 · Dec 29, 2010**

Est. Owner Equity

**\$111,470**

Loan-to-Value

**68%**

## TAX & ASSESSMENT

|                       |                |
|-----------------------|----------------|
| Property Tax          | \$2,694 (2025) |
| Assessed Value        | \$463,086      |
| Previous Assessed     | \$463,086      |
| Assessor Market Value | \$463,086      |

## PROPERTY FACTS

|               |                         |
|---------------|-------------------------|
| Property Type | Single Family Residence |
| Style         | Conventional            |
| County        | Wake                    |
| Lot (acres)   | 0.69                    |
| Foundation    | Raised (Unspecified)    |
| Heating       | Central                 |
| Cooling       | Central                 |
| Fireplace     | Yes                     |
| Pool          | No                      |

Deck · 132 ft²

Porch · 108 ft²

## CLIMATE RISK

|            |                |               |
|------------|----------------|---------------|
| 1<br>FLOOD | 24<br>WILDFIRE | 45<br>DROUGHT |
|------------|----------------|---------------|

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

## TRANSACTION HISTORY

| DATE         | TYPE             | DEED                | PRICE     | \$/FT² | LOAN   |
|--------------|------------------|---------------------|-----------|--------|--------|
| Jan 22, 2015 | Quitclaim        | Quit Claim Transfer |           |        | \$173K |
| Oct 24, 2014 | Foreclosure sale | Trustees Deed       | \$160,744 | \$66   |        |
| Dec 10, 2010 | Resale           | Warranty Deed       | \$193,500 | \$79   | \$198K |
| Feb 24, 2006 | Resale           | Warranty Deed       | \$178,000 | \$73   | \$158K |
| Jul 5, 2005  | Resale           | Warranty Deed       | \$210,000 | \$86   |        |

## ASSIGNED SCHOOLS

| SCHOOL                            | LEVEL      | GRADES | DISTANCE |
|-----------------------------------|------------|--------|----------|
| Rand Road Elementary School       | Elementary | PK–5   | 1.7 mi   |
| South Garner High School          | High       | 9–12   | 3.1 mi   |
| North Garner Magnet Middle School | Middle     | 6–8    | 5.7 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 27603

|                           |                            |                             |                                |                         |                        |
|---------------------------|----------------------------|-----------------------------|--------------------------------|-------------------------|------------------------|
| <b>108</b><br>CRIME INDEX | <b>85</b><br>AIR POLLUTION | <b>62,816</b><br>POPULATION | <b>\$86K</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 | Owner occupied |
|-----------|----------------|