

Single Family Residence

**RESIDENTIAL**

# 705 BENNETT RIDGE CT

WAKE FOREST, NC 27587

**\$457,432** TopHap Estimate · \$185 / ft² · confidence 92 · as of Jul 14, 2026



**3**

BATHS

**2,468 ft²**

LIVING AREA

**0.19 ac**

LOT SIZE

**2006**

YEAR BUILT

**2**

STORIES

## VALUATION

**\$457K**

\$423K low

\$492K high

Last Sale

**\$289,000 · Nov 8, 2016**

Est. Owner Equity

**\$177,345**

Loan-to-Value

**61%**

## TAX & ASSESSMENT

|                       |                |
|-----------------------|----------------|
| Property Tax          | \$4,636 (2025) |
| Assessed Value        | \$479,634      |
| Previous Assessed     | \$479,634      |
| Assessor Market Value | \$479,634      |

## PROPERTY FACTS

|               |                         |
|---------------|-------------------------|
| Property Type | Single Family Residence |
| Style         | Conventional            |
| County        | Wake                    |
| Lot (acres)   | 0.19                    |
| Foundation    | Raised (Unspecified)    |
| Heating       | Central                 |
| Cooling       | Central                 |
| Fireplace     | Yes                     |
| Pool          | No                      |

Porch · 84 ft²

## CLIMATE RISK

**97**  
FLOOD

**18**  
WILDFIRE

**45**  
DROUGHT

Scores 0–100; higher = greater projected risk. FEMA flood zone: 1 percent flood zone.

## TRANSACTION HISTORY

| DATE         | TYPE   | DEED          | PRICE     | \$/FT² | LOAN   |
|--------------|--------|---------------|-----------|--------|--------|
| Aug 25, 2016 | Resale | Warranty Deed | \$289,000 | \$117  | \$280K |
| Sep 5, 2006  | Resale | Warranty Deed | \$270,000 | \$109  | \$274K |

## ASSIGNED SCHOOLS

| SCHOOL                        | LEVEL      | GRADES | DISTANCE |
|-------------------------------|------------|--------|----------|
| Wake Forest Elementary School | Elementary | PK–5   | 0.9 mi   |
| Wake Forest High School       | High       | 9–12   | 1.2 mi   |
| Wake Forest Middle School     | Middle     | 6–8    | 1.2 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 27587

|                          |                            |                             |                                 |                         |                        |
|--------------------------|----------------------------|-----------------------------|---------------------------------|-------------------------|------------------------|
| <b>64</b><br>CRIME INDEX | <b>77</b><br>AIR POLLUTION | <b>91,264</b><br>POPULATION | <b>\$124K</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> |
|-----------|-----------------------|