

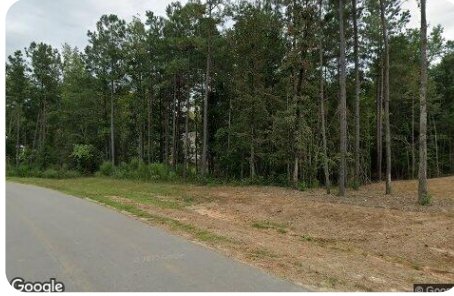
Single Family Residence

RESIDENTIAL

1701 RIVER BEND LN

RALEIGH, NC 27610

\$952,199 TopHap Estimate · \$286 / ft² · confidence 84 · as of Jul 14, 2026



3

BATHS

3,334 ft²

LIVING AREA

1.25 ac

LOT SIZE

2021

YEAR BUILT

1

STORIES

VALUATION

\$952K

\$797K low

\$1.1M high

Last Sale

\$685,000 · Aug 26, 2021

Est. Owner Equity

\$793,199

Loan-to-Value

17%

TAX & ASSESSMENT

Property Tax	\$5,709 (2025)
Assessed Value	\$889,440
Previous Assessed	\$889,440
Assessor Market Value	\$889,440

PROPERTY FACTS

Property Type	Single Family Residence
Style	Conventional
County	Wake
Lot (acres)	1.25
Construction	Frame (Unspecified)
Foundation	Raised (Unspecified)
Heating	Central
Cooling	Central
Fireplace	Yes
Pool	No

CLIMATE RISK

49
FLOOD

16
WILDFIRE

45
DROUGHT

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

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Aug 23, 2021	Resale	Warranty Deed	\$685,000	\$205	\$159K
Feb 12, 2020	Resale	Warranty Deed	\$345,000	\$103	\$465K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Barwell Road Elementary School	Elementary	PK–5	3.2 mi
Knightdale High School	High	9–12	5.5 mi
Neuse River Middle School	Middle	6–8	6.5 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 27610

107 CRIME INDEX	77 AIR POLLUTION	79,664 POPULATION	\$70K MEDIAN IN-COME	60°F AVG TEMP	58% SUNSHINE
---------------------------	----------------------------	-----------------------------	--------------------------------	-------------------------	------------------------

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

OWNERSHIP

Occupancy	Owner occupied
-----------	-----------------------