

Single Family Residence **RESIDENTIAL**

4641 ROSALYN LN

KANNAPOLIS, NC 28081

\$483,734 TopHap Estimate · \$163 / ft² · confidence 90 · as of Jul 14, 2026



4

BEDS

4

BATHS

2,965 ft²

LIVING AREA

0.35 ac

LOT SIZE

2021

YEAR BUILT

2

STORIES

VALUATION

\$484K

\$435K low

\$533K high

Last Sale

\$485,000 · Jan 17, 2025

Est. Owner Equity

\$7,519

Loan-to-Value

99%

TAX & ASSESSMENT

Property Tax	\$5,875 (2025)
Assessed Value	\$517,420
Previous Assessed	\$517,420
Assessor Market Value	\$517,420

PROPERTY FACTS

Property Type	Single Family Residence
County	Cabarrus
Lot (acres)	0.35
Foundation	Footing
Roof	Composition Shingle
Heating	Forced Air
Cooling	Central
Fireplace	Yes
Garage	Mixed

Patio · 120 ft²

Porch · 124 ft²

CLIMATE RISK

1

FLOOD

13

WILDFIRE

86

HEAT

82

STORM

68

DROUGHT

Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Jan 17, 2025	Resale	Warranty Deed	\$485,000	\$164	\$476K
Dec 2, 2021	Resale	Special Warranty Deed	\$348,500	\$118	\$319K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Charles E. Boger Elementary School	Elementary	PK–5	2.1 mi
Northwest Cabarrus Middle School	Middle	6–8	2.1 mi
Northwest Cabarrus High School	High	9–12	2.4 mi

District: Cabarrus 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 28081

113 CRIME INDEX	88 AIR POLLUTION	30,289 POPULATION	\$73K MEDIAN IN-COME	60°F AVG TEMP	62% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Absentee owner
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