

Single Family Residence **RESIDENTIAL**

5030 MEGARA RUN

RALEIGH, NC 27603

\$494,308 TopHap Estimate · \$219 / ft² · confidence 93 · as of Jul 14, 2026



3

BATHS

2,255 ft²

LIVING AREA

0.12 ac

LOT SIZE

2024

YEAR BUILT

2

STORIES

VALUATION

\$494K

\$458K low

\$530K high

Last Sale

\$496,500 · May 16, 2024

Est. Owner Equity

\$159,308

Loan-to-Value

67%

TAX & ASSESSMENT

Property Tax	\$4,246 (2025)
Assessed Value	\$482,906
Previous Assessed	\$85,000
Assessor Market Value	\$482,906

PROPERTY FACTS

Property Type	Single Family Residence
Style	Conventional
County	Wake
Lot (acres)	0.12
Construction	Frame (Unspecified)
Heating	Central
Cooling	Central
Fireplace	Yes

CLIMATE RISK

1
FLOOD

18
WILDFIRE

45
DROUGHT

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

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
May 16, 2024	Resale	Special Warranty Deed	\$496,500	\$220	\$397K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Middle Creek High School	High	9–12	3.3 mi
Yates Mill Elementary School	Elementary	PK–5	5.2 mi
Dillard Drive Magnet Middle School	Middle	6–8	6.2 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 27603

108 CRIME INDEX	85 AIR POLLUTION	62,816 POPULATION	\$86K MEDIAN IN-COME	60°F AVG TEMP	58% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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