

Townhouse **RESIDENTIAL**

7346 FONTANA RIDGE LN

RALEIGH, NC 27613

\$695,106 TopHap Estimate · \$250 / ft² · confidence 93 · as of Jul 14, 2026



3

BATHS

2,777 ft²

LIVING AREA

3,049 ft²

LOT SIZE

2005

YEAR BUILT

2

STORIES

VALUATION

\$695K

\$645K low

\$745K high

Last Sale

\$326,500 · May 27, 2005

Est. Owner Equity

\$379,397

Loan-to-Value

43%

TAX & ASSESSMENT

Property Tax	\$5,341 (2025)
Assessed Value	\$610,130
Previous Assessed	\$610,130
Assessor Market Value	\$610,130

PROPERTY FACTS

Property Type	Townhouse
Style	Townhouse
County	Wake
Lot (acres)	0.07
Construction	Frame (Unspecified)
Foundation	Raised (Unspecified)
Heating	Central
Cooling	Central
Fireplace	Yes
Pool	No

Deck · 292 ft²

Porch · 24 ft²

CLIMATE RISK

1
FLOOD

14
WILDFIRE

45
DROUGHT

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

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
May 27, 2005	Resale	Warranty Deed	\$326,500	\$118	\$33K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Leesville Road Middle School	Middle	6–8	0.8 mi
Leesville Road High School	High	9–12	0.9 mi
York Elementary School	Elementary	PK–5	2.5 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 27613

64 CRIME INDEX	84 AIR POLLUTION	48,931 POPULATION	\$122K 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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