

Townhouse **RESIDENTIAL**

7418 FONTANA RIDGE LN

RALEIGH, NC 27613

\$647,945 TopHap Estimate · \$249 / ft² · confidence 91 · as of Jul 14, 2026



3

BATHS

2,606 ft²

LIVING AREA

3,485 ft²

LOT SIZE

2002

YEAR BUILT

2

STORIES

VALUATION

\$648K

\$591K low

\$705K high

Last Sale

\$299,000 · Jun 9, 2004

Est. Owner Equity

\$536,945

Loan-to-Value

17%

TAX & ASSESSMENT

Property Tax	\$5,063 (2025)
Assessed Value	\$578,272
Previous Assessed	\$578,272
Assessor Market Value	\$578,272

PROPERTY FACTS

Property Type	Townhouse
Style	Townhouse
County	Wake
Lot (acres)	0.08
Foundation	Raised (Unspecified)
Heating	Central
Cooling	Central
Fireplace	Yes
Pool	No

Deck · 402 ft²

Porch · 80 ft²

CLIMATE RISK

1 FLOOD	14 WILDFIRE	45 DROUGHT
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Scores 0–100; higher = greater projected risk. FEMA flood zone: minimal.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Jun 8, 2004	Quitclaim	Quit Claim Transfer			
Jun 9, 2004	Recorded document	Mortgage			
Jun 8, 2004	Non-arms-length	Grant Deed	\$299,000	\$115	
May 21, 2004	Resale	Warranty Deed	\$299,000	\$115	\$120K
Sep 13, 2002	Non-arms-length	Grant Deed	\$282,000	\$108	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Leesville Road Middle School	Middle	6–8	0.7 mi
Leesville Road High School	High	9–12	0.7 mi
York Elementary School	Elementary	PK–5	2.6 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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