

Townhouse **RESIDENTIAL**

8719 WINDING RIVER WAY

RALEIGH, NC 27616

\$377,167 TopHap Estimate · \$176 / ft² · confidence 90 · as of Jul 14, 2026



2

BATHS

2,144 ft²

LIVING AREA

3,485 ft²

LOT SIZE

2003

YEAR BUILT

2

STORIES

VALUATION

\$377K

\$339K low

\$415K high

Last Sale

\$174,000 · Jan 29, 2004

Est. Owner Equity

\$219,067

Loan-to-Value

41%

TAX & ASSESSMENT

Property Tax	\$2,734 (2025)
Assessed Value	\$311,196
Previous Assessed	\$311,196
Assessor Market Value	\$311,196

PROPERTY FACTS

Property Type	Townhouse
Style	Townhouse
County	Wake
Lot (acres)	0.08
Heating	Central
Cooling	Central
Pool	No

Deck · 140 ft²

Patio · 164 ft²

CLIMATE RISK

1 FLOOD	15 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
Jan 29, 2004	Resale	Warranty Deed	\$174,000	\$81	\$158K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Wildwood Forest Magnet Elementary School	Elementary	PK–5	0.3 mi
East Millbrook Magnet Middle School	Middle	6–8	3.2 mi
Wakefield High School	High	9–12	3.6 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 27616

85

CRIME INDEX

79

AIR POLLUTION

61,672

POPULATION

\$81K

MEDIAN IN-COME

60°F

AVG TEMP

58%

SUNSHINE

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

| OWNERSHIP

Occupancy

Owner occupied