

Single Family Residence **RESIDENTIAL**

312 RATTAN BAY DR

RALEIGH, NC 27610

\$318,897 TopHap Estimate · \$192 / ft² · confidence 94 · as of Jul 14, 2026



3

BATHS

1,660 ft²

LIVING AREA

0.2 ac

LOT SIZE

1996

YEAR BUILT

2

STORIES

6

ROOMS

VALUATION

\$319K

\$300K low

\$337K high

Last Sale

\$104,000 · Nov 8, 2018

Est. Owner Equity

\$318,897

TAX & ASSESSMENT

Property Tax	\$2,781 (2025)
Assessed Value	\$316,626
Previous Assessed	\$316,626
Assessor Market Value	\$316,626

PROPERTY FACTS

Property Type	Single Family Residence
Style	Conventional
County	Wake
Lot (acres)	0.20
Construction	Frame (Unspecified)
Foundation	Raised (Unspecified)
Heating	Central
Cooling	Central
Fireplace	Yes
Pool	No

Deck · 240 ft²

Porch · 30 ft²

CLIMATE RISK

73 FLOOD	20 WILDFIRE	45 DROUGHT
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Scores 0–100; higher = greater projected risk. FEMA flood zone: 1 percent flood zone.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Nov 7, 2018	Quitclaim	Quit Claim Transfer			\$960M
Jun 7, 2016	Financing	Trustees Deed			\$536M
Aug 15, 2014	Resale	Trustees Deed	\$104,000	\$63	
May 8, 2012	Quitclaim	Quit Claim Transfer			
Jul 1, 2010	Foreclosure sale	Trustees Deed	\$124,649	\$75	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Rogers Lane Elementary School	Elementary	PK–5	0.3 mi
Southeast Raleigh Magnet High School	High	9–12	3.8 mi
River Bend Middle School	Middle	6–8	5.7 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 27610

107 CRIME INDEX	77 AIR POLLUTION	79,664 POPULATION	\$70K MEDIAN IN-COME	60°F AVG TEMP	58% SUNSHINE
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Index values: 100 = US average; lower is better.