

Single Family Residence

RESIDENTIAL

8701 NEW RIVER CIR

RALEIGH, NC 27603

\$421,549 TopHap Estimate · \$265 / ft² · confidence 90 · as of Jul 14, 2026



3

BATHS

1,591 ft²

LIVING AREA

1.81 ac

LOT SIZE

2003

YEAR BUILT

2

STORIES

VALUATION

\$422K

\$381K low

\$463K high

Last Sale

\$177,500 · Jan 29, 2013

Est. Owner Equity

\$180,427

Loan-to-Value

57%

TAX & ASSESSMENT

Property Tax	\$2,421 (2025)
Assessed Value	\$375,398
Previous Assessed	\$375,398
Assessor Market Value	\$375,398

PROPERTY FACTS

Property Type	Single Family Residence
Style	Conventional
County	Wake
Lot (acres)	1.81
Foundation	Raised (Unspecified)
Heating	Central
Cooling	Central
Fireplace	Yes
Pool	No

Deck · 96 ft²

Porch · 312 ft²

CLIMATE RISK

42
FLOOD

20
WILDFIRE

45
DROUGHT

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

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Jan 17, 2013	Resale	Warranty Deed	\$177,500	\$112	\$181K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Rand Road Elementary School	Elementary	PK–5	2.0 mi
South Garner High School	High	9–12	3.8 mi
North Garner Magnet 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 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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