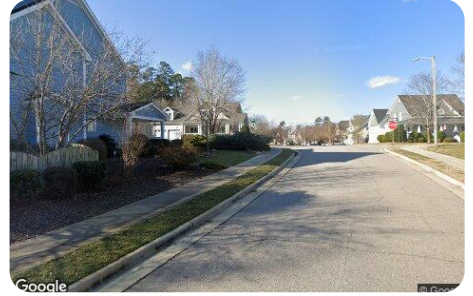


Single Family Residence **RESIDENTIAL**

2452 FALLS RIVER AVE

RALEIGH, NC 27614

\$620,215 TopHap Estimate · \$240 / ft² · confidence 94 · as of Jul 14, 2026



3

BATHS

2,580 ft²

LIVING AREA

0.26 ac

LOT SIZE

2000

YEAR BUILT

2

STORIES

VALUATION

\$620K

\$585K low

\$655K high

Last Sale

\$275,000 · Apr 5, 2009

Est. Owner Equity

\$566,815

Loan-to-Value

8%

TAX & ASSESSMENT

Property Tax	\$5,389 (2025)
Assessed Value	\$615,691
Previous Assessed	\$615,691
Assessor Market Value	\$615,691

PROPERTY FACTS

Property Type	Single Family Residence
Style	Conventional
County	Wake
Lot (acres)	0.26
Construction	Frame (Unspecified)
Foundation	Raised (Unspecified)
Heating	Central
Cooling	Central
Fireplace	Yes
Pool	No

Deck · 108 ft²

Porch · 420 ft²

CLIMATE RISK

1

FLOOD

21

WILDFIRE

45

DROUGHT

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

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Apr 30, 2003	Non-arms-length	Grant Deed	\$275,000	\$107	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Abbotts Creek Elementary School	Elementary	PK–5	1.2 mi
Wakefield Middle School	Middle	6–8	2.1 mi
Wakefield High School	High	9–12	2.2 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 27614

52 CRIME INDEX	79 AIR POLLUTION	36,479 POPULATION	\$137K 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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