

Single Family Residence

**RESIDENTIAL**

# 5400 ROUND HILL LN

RALEIGH, NC 27616

**\$321,567** TopHap Estimate · \$195 / ft<sup>2</sup> · confidence 95 · as of Jul 14, 2026



**2**

BATHS

**1,652 ft<sup>2</sup>**

LIVING AREA

**0.41 ac**

LOT SIZE

**1985**

YEAR BUILT

**1**

STORIES

**5**

ROOMS

**3**

PARKING

## VALUATION

**\$322K**

\$306K low

\$337K high

Last Sale

**\$148,000 · Jul 5, 2012**

Est. Owner Equity

**\$203,167**

Loan-to-Value

**36%**

## TAX & ASSESSMENT

|                       |                |
|-----------------------|----------------|
| Property Tax          | \$3,052 (2025) |
| Assessed Value        | \$347,709      |
| Previous Assessed     | \$347,709      |
| Assessor Market Value | \$347,709      |

## PROPERTY FACTS

|               |                         |
|---------------|-------------------------|
| Property Type | Single Family Residence |
| Style         | Conventional            |
| County        | Wake                    |
| Lot (acres)   | 0.41                    |
| Construction  | Frame (Unspecified)     |
| Heating       | Central                 |
| Cooling       | Central                 |
| Fireplace     | Yes                     |
| Pool          | No                      |

Patio · 480 ft²

Porch · 68 ft²

## CLIMATE RISK

|            |                |               |
|------------|----------------|---------------|
| 1<br>FLOOD | 15<br>WILDFIRE | 45<br>DROUGHT |
|------------|----------------|---------------|

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

## TRANSACTION HISTORY

| DATE         | TYPE            | DEED          | PRICE     | \$/FT² | LOAN   |
|--------------|-----------------|---------------|-----------|--------|--------|
| Jun 22, 2012 | Resale          | Warranty Deed | \$148,000 | \$90   | \$118K |
| Aug 22, 2003 | Non-arms-length | Grant Deed    | \$132,000 | \$80   |        |
| Aug 15, 2003 | Resale          | Grant Deed    | \$132,000 | \$80   |        |

## ASSIGNED SCHOOLS

| SCHOOL                       | LEVEL      | GRADES | DISTANCE |
|------------------------------|------------|--------|----------|
| River Bend Elementary School | Elementary | PK–5   | 1.8 mi   |
| River Bend Middle School     | Middle     | 6–8    | 1.9 mi   |
| Rolesville High School       | High       | 9–12   | 7.7 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 27616

|                   |                     |                      |                         |                  |                 |
|-------------------|---------------------|----------------------|-------------------------|------------------|-----------------|
| 85<br>CRIME INDEX | 79<br>AIR POLLUTION | 61,672<br>POPULATION | \$81K<br>MEDIAN IN-COME | 60°F<br>AVG TEMP | 58%<br>SUNSHINE |
|-------------------|---------------------|----------------------|-------------------------|------------------|-----------------|

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

## OWNERSHIP

|           |                |
|-----------|----------------|
| Occupancy | Owner occupied |
|-----------|----------------|