

Single Family Residence

RESIDENTIAL

3676 WATKINS RIDGE CT

RALEIGH, NC 27616

\$321,495 TopHap Estimate · \$206 / ft² · confidence 93 · as of Jun 23, 2026



3

BATHS

1,560 ft²

LIVING AREA

0.15 ac

LOT SIZE

2002

YEAR BUILT

2

STORIES

VALUATION

\$321K

\$299K low

\$344K high

Last Sale

\$192,500 · Jun 27, 2018

Est. Owner Equity

\$321,495

TAX & ASSESSMENT

Property Tax	\$2,797 (2025)
Assessed Value	\$318,448
Previous Assessed	\$318,448
Assessor Market Value	\$318,448

PROPERTY FACTS

Property Type	Single Family Residence
Style	Conventional
County	Wake
Lot (acres)	0.15
Foundation	Raised (Unspecified)
Heating	Central
Cooling	Central
Fireplace	Yes
Pool	No

Patio · 120 ft²

Porch · 12 ft²

CLIMATE RISK

1 FLOOD	14 WILDFIRE	45 DROUGHT
------------	----------------	---------------

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

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Feb 5, 2019	Quitclaim	Quit Claim Transfer			
Jun 27, 2018	Resale	Warranty Deed	\$192,500	\$123	
Sep 19, 2002	Non-arms-length	Grant Deed	\$128,500	\$82	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Harris Creek Elementary School	Elementary	PK–5	0.4 mi
Rolesville Middle School	Middle	6–8	3.0 mi
Rolesville High School	High	9–12	4.2 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 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	Absentee owner
-----------	-----------------------