

Single Family Residence **RESIDENTIAL**

9040 RANSDALL RD

RALEIGH, NC 27603

\$392,820 TopHap Estimate · \$309 / ft² · confidence 88 · as of Jul 14, 2026



3

BATHS

1,272 ft²

LIVING AREA

1 ac

LOT SIZE

1993

YEAR BUILT

2

STORIES

6

ROOMS

2

PARKING

VALUATION

\$393K

\$346K low

\$440K high

Last Sale

\$47,000 · Apr 4, 2014

Est. Owner Equity

\$242,820

Loan-to-Value

38%

TAX & ASSESSMENT

Property Tax	\$2,081 (2025)
Assessed Value	\$322,174
Previous Assessed	\$322,174
Assessor Market Value	\$322,174

PROPERTY FACTS

Property Type	Single Family Residence
Style	Conventional
County	Wake
Lot (acres)	1.00
Construction	Frame (Unspecified)
Foundation	Raised (Unspecified)
Heating	Central
Cooling	Central
Fireplace	Yes
Pool	No

Deck · 174 ft²

Porch · 168 ft²

CLIMATE RISK

1 FLOOD	19 WILDFIRE	45 DROUGHT
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Scores 0–100; higher = greater projected risk. FEMA flood zone: minimal.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Apr 1, 2014	Resale	Warranty Deed	\$47,000	\$37	
Jul 1, 2002	Non-arms-length	Grant Deed	\$140,000	\$110	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Banks Road Elementary School	Elementary	PK–5	1.3 mi
Willow Spring High School	High	9–12	5.3 mi
Herbert Akins Road Middle School	Middle	6–8	5.3 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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