

Single Family Residence **RESIDENTIAL**

2003 NANCY ANN DR

RALEIGH, NC 27607

\$609,739 TopHap Estimate · \$189 / ft² · confidence 94 · as of Jul 14, 2026



4

BATHS

3,225 ft²

LIVING AREA

0.43 ac

LOT SIZE

1975

YEAR BUILT

2

STORIES

8

ROOMS

VALUATION

\$610K

\$572K low

\$647K high

Last Sale

\$469,000 · Oct 23, 2019

Est. Owner Equity

\$123,739

Loan-to-Value

78%

TAX & ASSESSMENT

Property Tax	\$6,639 (2025)
Assessed Value	\$759,005
Previous Assessed	\$759,235
Assessor Market Value	\$759,005

PROPERTY FACTS

Property Type	Single Family Residence
Style	Conventional
County	Wake
Lot (acres)	0.43
Construction	Frame (Unspecified)
Heating	Central
Cooling	Central
Fireplace	Yes
Pool	No

Deck · 160 ft²

CLIMATE RISK

68
FLOOD

17
WILDFIRE

45
DROUGHT

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

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Oct 23, 2019	Resale	Warranty Deed	\$469,000	\$145	\$375K
Feb 21, 2001	Non-arms-length	Grant Deed	\$225,000	\$70	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Stough Magnet Elementary School	Elementary	PK–5	1.9 mi
Oberlin Magnet Middle School	Middle	6–8	2.4 mi
Broughton Magnet High School	High	9–12	2.9 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 27607

123 CRIME INDEX	87 AIR POLLUTION	28,346 POPULATION	\$92K MEDIAN IN-COME	60°F AVG TEMP	58% SUNSHINE
---------------------------------------	--	---	--	-------------------------------------	------------------------------------

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

|
 OWNERSHIP

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