

Single Family Residence **RESIDENTIAL**

1509 LUTZ AVE

RALEIGH, NC 27607

\$1,221,697 TopHap Estimate · \$535 / ft² · confidence 84 · as of Jul 14, 2026

3

BATHS

2,282 ft²

LIVING AREA

0.66 ac

LOT SIZE

1951

YEAR BUILT

1

STORIES

6

ROOMS

VALUATION

\$1.2M

\$1M low

\$1.4M high

Last Sale

\$980,000 · Nov 15, 2021

Est. Owner Equity

\$437,697

Loan-to-Value

63%

TAX & ASSESSMENT

Property Tax

\$10,022 (2025)

Assessed Value

\$1,146,895

Previous Assessed

\$1,146,895

Assessor Market Value

\$1,146,895

PROPERTY FACTS

Property Type	Single Family Residence
Style	Conventional
County	Wake
Lot (acres)	0.66
Construction	Brick
Heating	Central
Cooling	Central
Fireplace	Yes
Pool	No

Patio · 1,102 ft²

Porch · 304 ft²

CLIMATE RISK

50 FLOOD	14 WILDFIRE	45 DROUGHT
-------------	----------------	---------------

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

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Jan 4, 2022	Financing	Intrafamily Transfer			
Nov 12, 2021	Resale	Warranty Deed	\$980,000	\$429	\$784K
Jul 7, 2000	Non-arms-length	Grant Deed	\$200,000	\$88	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Lacy Elementary School	Elementary	PK–5	0.4 mi
Martin Magnet Middle School	Middle	6–8	0.4 mi
Broughton Magnet High School	High	9–12	2.0 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
-----------	-----------------------