

Single Family Residence **RESIDENTIAL**

# 12612 RICHMOND RUN DR

RALEIGH, NC 27614

**\$1,131,095** TopHap Estimate · \$304 / ft<sup>2</sup> · confidence 87 · as of Jul 14, 2026



**4**

BATHS

**3,718 ft<sup>2</sup>**

LIVING AREA

**0.31 ac**

LOT SIZE

**2001**

YEAR BUILT

**2**

STORIES

## VALUATION

**\$1.1M**

\$979K low

\$1.3M high

Last Sale

**\$630,000 · Sep 15, 2006**

Est. Owner Equity

**\$744,595**

Loan-to-Value

**33%**

## TAX & ASSESSMENT

|                       |                |
|-----------------------|----------------|
| Property Tax          | \$7,403 (2025) |
| Assessed Value        | \$846,528      |
| Previous Assessed     | \$846,528      |
| Assessor Market Value | \$846,528      |

## PROPERTY FACTS

|               |                         |
|---------------|-------------------------|
| Property Type | Single Family Residence |
| Style         | Conventional            |
| County        | Wake                    |
| Lot (acres)   | 0.31                    |
| Construction  | Brick                   |
| Foundation    | Raised (Unspecified)    |
| Heating       | Central                 |
| Cooling       | Central                 |
| Fireplace     | Yes                     |
| Pool          | No                      |

Deck · 252 ft²

Porch · 544 ft²

## CLIMATE RISK

|            |                |               |
|------------|----------------|---------------|
| 1<br>FLOOD | 14<br>WILDFIRE | 45<br>DROUGHT |
|------------|----------------|---------------|

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

## TRANSACTION HISTORY

| DATE         | TYPE            | DEED                | PRICE     | \$/FT² | LOAN   |
|--------------|-----------------|---------------------|-----------|--------|--------|
| Dec 5, 2007  | Quitclaim       | Quit Claim Transfer | \$630,000 | \$169  |        |
| Aug 10, 2006 | Resale          | Warranty Deed       | \$630,000 | \$169  | \$417K |
| Aug 15, 2003 | Non-arms-length | Grant Deed          | \$515,000 | \$139  |        |
| Aug 7, 2003  | Resale          | Grant Deed          | \$515,000 | \$139  |        |

## ASSIGNED SCHOOLS

| SCHOOL                      | LEVEL      | GRADES | DISTANCE |
|-----------------------------|------------|--------|----------|
| Wakefield Elementary School | Elementary | PK–5   | 1.1 mi   |
| Wakefield High School       | High       | 9–12   | 1.1 mi   |
| Wakefield Middle School     | Middle     | 6–8    | 1.1 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 27614

|                          |                            |                             |                                 |                         |                        |
|--------------------------|----------------------------|-----------------------------|---------------------------------|-------------------------|------------------------|
| <b>52</b><br>CRIME INDEX | <b>79</b><br>AIR POLLUTION | <b>36,479</b><br>POPULATION | <b>\$137K</b><br>MEDIAN IN-COME | <b>60°F</b><br>AVG TEMP | <b>58%</b><br>SUNSHINE |
|--------------------------|----------------------------|-----------------------------|---------------------------------|-------------------------|------------------------|

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

## OWNERSHIP

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