

Single Family Residence **RESIDENTIAL**

8008 ROCKY RUN RD

GAINESVILLE, VA 20155

\$539,447 TopHap Estimate · \$396 / ft² · confidence 96 · as of Jul 14, 2026



3

BEDS

3

BATHS

1,361 ft²

LIVING AREA

0.24 ac

LOT SIZE

1987

YEAR BUILT

2

STORIES

6

ROOMS

VALUATION

\$539K

\$520K low

\$559K high

Last Sale

\$362,000 · Nov 18, 2013

Est. Owner Equity

\$219,947

Loan-to-Value

57%

TAX & ASSESSMENT

Property Tax	\$5,543 (2024)
Assessed Value	\$592,400
Previous Assessed	\$557,400
Assessor Market Value	\$592,400

PROPERTY FACTS

Property Type	Single Family Residence
Style	Split Level
County	Prince William
Lot (acres)	0.23
Heating	Forced Air
Cooling	Yes
Fireplace	Yes
Garage	Garage, Basement
Pool	No

Patio · 384 ft²

Porch · 28 ft²

CLIMATE RISK

1 FLOOD	20 WILDFIRE	77 HEAT	80 STORM	29 DROUGHT
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Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Sep 28, 2020	Quitclaim	Quit Claim Transfer			\$320K
Nov 15, 2013	Resale	Grant Deed	\$362,000	\$266	\$362K
Feb 5, 2013	Resale	Trustees Deed	\$217,168	\$160	\$163K
Dec 9, 2009	Non-arms-length	Trustees Deed	\$227,213	\$167	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Gainesville Middle School	Middle	6–8	0.4 mi
Piney Branch Elementary School	Elementary	PK–5	0.7 mi
Gainesville High School	High	9–12	0.7 mi

District: Prince William County Public 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 20155

77 CRIME INDEX	77 AIR POLLUTION	38,437 POPULATION	\$150K MEDIAN IN-COME	55°F AVG TEMP	63% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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