

Single Family Residence **RESIDENTIAL**

8940 ROSEWOOD ST

MANASSAS, VA 20110

\$555,062 TopHap Estimate · \$450 / ft² · confidence 98 · as of Jul 14, 2026



3

BEDS

2

BATHS

1,234 ft²

LIVING AREA

0.23 ac

LOT SIZE

1979

YEAR BUILT

2

STORIES

7

ROOMS

1

PARKING

VALUATION

\$555K

\$543K low

\$567K high

Last Sale

\$475,000 · Oct 31, 2022

Est. Owner Equity

\$132,800

Loan-to-Value

78%

TAX & ASSESSMENT

Property Tax	\$6,562 (2025)
Assessed Value	\$520,800
Previous Assessed	\$483,200
Assessor Market Value	\$520,800

PROPERTY FACTS

Property Type	Single Family Residence
Style	Split Level
County	Manassas City
Lot (acres)	0.23
Roof	Asphalt
Heating	Forced Air
Cooling	Central

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Oct 25, 2022	Resale	Deed	\$475,000	\$385	\$422K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
R. C. Haydon Elementary School	Elementary	PK–4	0.1 mi
Osborn High School	High	9–12	1.7 mi
Metz Middle School	Middle	7–8	2.1 mi

District: Manassas City 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 20110

87 CRIME INDEX	78 AIR POLLUTION	52,314 POPULATION	\$108K MEDIAN IN-COME	56°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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