

Single Family Residence **RESIDENTIAL**

# 1326 QUAIL RIDGE DR

RESTON, VA 20194

**\$930,744** TopHap Estimate · \$446 / ft<sup>2</sup> · confidence 95 · as of Jul 14, 2026



**4**

BEDS

**3**

BATHS

**2,088 ft<sup>2</sup>**

LIVING AREA

**0.25 ac**

LOT SIZE

**1984**

YEAR BUILT

**2**

STORIES

**9**

ROOMS

**2**

PARKING

## VALUATION

**\$931K**

\$881K low

\$980K high

Est. Owner Equity

**\$930,744**

## TAX & ASSESSMENT

|                       |                 |
|-----------------------|-----------------|
| Property Tax          | \$10,560 (2025) |
| Assessed Value        | \$877,830       |
| Previous Assessed     | \$844,890       |
| Assessor Market Value | \$877,830       |

## PROPERTY FACTS

|               |                         |
|---------------|-------------------------|
| Property Type | Single Family Residence |
| Style         | Split Level             |
| County        | Fairfax                 |
| Lot (acres)   | 0.25                    |
| Construction  | Frame (Unspecified)     |
| Roof          | Composition Shingle     |
| Heating       | Heat Pump               |
| Cooling       | Yes                     |
| Fireplace     | Yes                     |
| Garage        | Garage, Attached        |
| Pool          | No                      |

Balcony

Deck · 312 ft²

Patio · 312 ft²

Porch · 64 ft²

## TRANSACTION HISTORY

| DATE         | TYPE      | DEED                 | PRICE | \$/FT² | LOAN |
|--------------|-----------|----------------------|-------|--------|------|
| Jun 29, 2023 | Financing | Intrafamily Transfer |       |        |      |

## ASSIGNED SCHOOLS

| SCHOOL                      | LEVEL      | GRADES | DISTANCE |
|-----------------------------|------------|--------|----------|
| Armstrong Elementary School | Elementary | KG–6   | 0.5 mi   |
| Herndon High School         | High       | 9–12   | 1.3 mi   |
| Herndon Middle School       | Middle     | 7–8    | 2.5 mi   |

District: Fairfax 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 20194

|                                       |                                        |                                         |                                             |                                     |                                    |
|---------------------------------------|----------------------------------------|-----------------------------------------|---------------------------------------------|-------------------------------------|------------------------------------|
| <div>102</div> <div>CRIME INDEX</div> | <div>81</div> <div>AIR POLLUTION</div> | <div>12,726</div> <div>POPULATION</div> | <div>\$172K</div> <div>MEDIAN IN-COME</div> | <div>54°F</div> <div>AVG TEMP</div> | <div>63%</div> <div>SUNSHINE</div> |
|---------------------------------------|----------------------------------------|-----------------------------------------|---------------------------------------------|-------------------------------------|------------------------------------|

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

OWNERSHIP

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