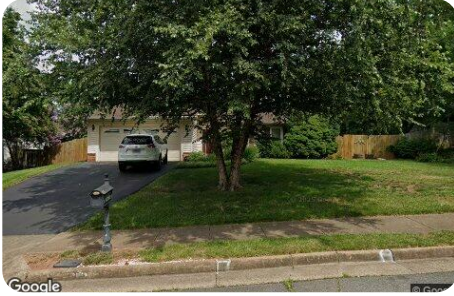


Single Family Residence **RESIDENTIAL**

8949 ROSEWOOD ST

MANASSAS, VA 20110

\$565,985 TopHap Estimate · \$431 / ft² · confidence 96 · as of Jul 14, 2026



3

BEDS

2

BATHS

1,314 ft²

LIVING AREA

0.23 ac

LOT SIZE

1979

YEAR BUILT

1

STORIES

6

ROOMS

2

PARKING

VALUATION

\$566K

\$542K low

\$590K high

Est. Owner Equity

\$164,121

Loan-to-Value

72%

TAX & ASSESSMENT

Property Tax	\$5,824 (2025)
Assessed Value	\$462,200
Previous Assessed	\$430,900
Assessor Market Value	\$462,200

PROPERTY FACTS

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

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
R. C. Haydon Elementary School	Elementary	PK–4	0.1 mi
Osborn High School	High	9–12	1.6 mi
Metz Middle School	Middle	7–8	2.0 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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