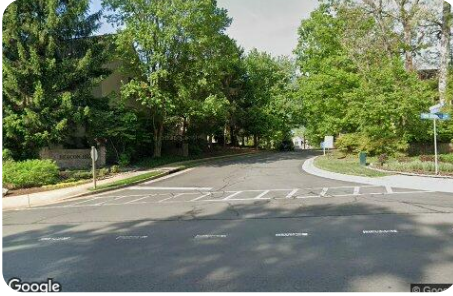


Single Family Residence **RESIDENTIAL**

# 2032 BEACON PL

RESTON, VA 20191

**\$1,084,635** TopHap Estimate · \$413 / ft<sup>2</sup> · confidence 95 · as of Jul 14, 2026



**3**

BEDS

**3**

BATHS

**2,625 ft<sup>2</sup>**  
LIVING AREA

**0.11 ac**  
LOT SIZE

**1989**

YEAR BUILT

**2**

STORIES

**7**

ROOMS

**2**

PARKING

## VALUATION

**\$1.1M**

\$1M low

\$1.1M high

Est. Owner Equity

**\$132,635**

Loan-to-Value

**87%**

## TAX & ASSESSMENT

|                       |                 |
|-----------------------|-----------------|
| Property Tax          | \$10,855 (2025) |
| Assessed Value        | \$902,330       |
| Previous Assessed     | \$818,900       |
| Assessor Market Value | \$902,330       |

## PROPERTY FACTS

|               |                         |
|---------------|-------------------------|
| Property Type | Single Family Residence |
| Style         | Split Level             |
| County        | Fairfax                 |
| Lot (acres)   | 0.11                    |
| Construction  | Frame (Unspecified)     |
| Roof          | Composition Shingle     |
| Heating       | Forced Air              |
| Cooling       | Yes                     |
| Fireplace     | Yes                     |
| Garage        | Garage, Attached        |
| Pool          | No                      |

Balcony

Deck · 100 ft²

Patio · 100 ft²

Porch · 36 ft²

## TRANSACTION HISTORY

| DATE         | TYPE            | DEED                | PRICE     | \$/FT² | LOAN   |
|--------------|-----------------|---------------------|-----------|--------|--------|
| Jan 30, 2013 | Quitclaim       | Quit Claim Transfer |           |        | \$403K |
| Aug 26, 2004 | Non-arms-length | Grant Deed          | \$649,000 | \$247  | \$449K |

## ASSIGNED SCHOOLS

| SCHOOL                           | LEVEL      | GRADES | DISTANCE |
|----------------------------------|------------|--------|----------|
| Sunrise Valley Elementary School | Elementary | KG–6   | 0.5 mi   |
| Hughes Middle School             | Middle     | 7–8    | 0.6 mi   |
| South Lakes High School          | High       | 9–12   | 0.7 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 20191

|                          |                            |                             |                                 |                         |                        |
|--------------------------|----------------------------|-----------------------------|---------------------------------|-------------------------|------------------------|
| <b>97</b><br>CRIME INDEX | <b>82</b><br>AIR POLLUTION | <b>30,650</b><br>POPULATION | <b>\$139K</b><br>MEDIAN IN-COME | <b>55°F</b><br>AVG TEMP | <b>63%</b><br>SUNSHINE |
|--------------------------|----------------------------|-----------------------------|---------------------------------|-------------------------|------------------------|

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

### OWNERSHIP

|           |                       |
|-----------|-----------------------|
| Occupancy | <b>Owner occupied</b> |
|-----------|-----------------------|