

Single Family Residence

RESIDENTIAL

# 3613 RIDGELINE DR

ROCKINGHAM, VA 22802

**\$579,044** TopHap Estimate · \$235 / ft<sup>2</sup> · confidence 92 · as of Jul 14, 2026

4

BEDS

2.5

BATHS

2,460 ft<sup>2</sup>

LIVING AREA

5.42 ac

LOT SIZE

1980

YEAR BUILT

2

STORIES

8

ROOMS

2

PARKING

## VALUATION

**\$579K**

\$532K low

\$626K high

Est. Owner Equity

**\$579,044**

## TAX & ASSESSMENT

|                       |                       |
|-----------------------|-----------------------|
| Property Tax          | <b>\$3,069 (2026)</b> |
| Assessed Value        | <b>\$464,944</b>      |
| Previous Assessed     | <b>\$412,400</b>      |
| Assessor Market Value | <b>\$464,944</b>      |

## PROPERTY FACTS

|               |                         |
|---------------|-------------------------|
| Property Type | Single Family Residence |
| County        | ROCKINGHAM              |
| Lot (acres)   | 5.42                    |
| Roof          | Composition Shingle     |
| Heating       | Heat Pump               |
| Cooling       | Yes                     |
| Fireplace     | Yes                     |
| Garage        | Garage, Attached        |
| Pool          | Yes                     |

## TRANSACTION HISTORY

| DATE         | TYPE      | DEED                   | PRICE | \$/FT <sup>2</sup> | LOAN |
|--------------|-----------|------------------------|-------|--------------------|------|
| Dec 22, 2023 | Financing | Transfer On Death Deed |       |                    |      |

## ASSIGNED SCHOOLS

| SCHOOL                          | LEVEL      | GRADES | DISTANCE |
|---------------------------------|------------|--------|----------|
| Linville-Edom Elementary School | Elementary | PK-5   | 1.6 mi   |
| Broadway High School            | High       | 9-12   | 6.4 mi   |
| J. Frank Hillyard Middle School | Middle     | 6-8    | 7.1 mi   |

District: Rockingham 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 22802

|                           |                            |                             |                                |                         |                        |
|---------------------------|----------------------------|-----------------------------|--------------------------------|-------------------------|------------------------|
| <b>118</b><br>CRIME INDEX | <b>85</b><br>AIR POLLUTION | <b>27,755</b><br>POPULATION | <b>\$60K</b><br>MEDIAN IN-COME | <b>53°F</b><br>AVG TEMP | <b>63%</b><br>SUNSHINE |
|---------------------------|----------------------------|-----------------------------|--------------------------------|-------------------------|------------------------|

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

## OWNERSHIP

|           |                       |
|-----------|-----------------------|
| Occupancy | <b>Absentee owner</b> |
|-----------|-----------------------|