

Single Family Residence **RESIDENTIAL**

# 214 FORTUNES RIDGE DR

ROSELAND, VA 22967

**\$504,299** TopHap Estimate · \$464 / ft<sup>2</sup> · confidence 93 · as of Jul 14, 2026

**3**  
BEDS

**2**  
BATHS

**1,088 ft<sup>2</sup>**  
LIVING AREA

**0.7 ac**  
LOT SIZE

**1980**  
YEAR BUILT

**1**  
STORIES

**4**  
ROOMS

## VALUATION

**\$504K**

\$467K low

\$541K high

Last Sale

**\$480,000 · Nov 8, 2024**

Est. Owner Equity

**\$304,299**

Loan-to-Value

**40%**

## TAX & ASSESSMENT

Property Tax

**\$2,470 (2026)**

Assessed Value

**\$441,100**

Previous Assessed

**\$368,600**

Assessor Market Value

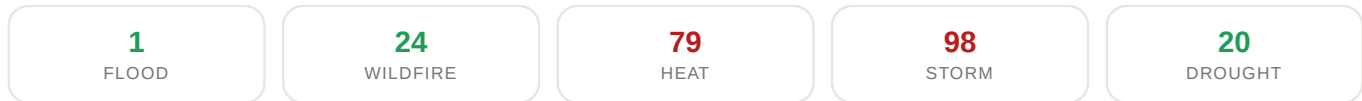
**\$441,100**

## PROPERTY FACTS

|               |                         |
|---------------|-------------------------|
| Property Type | Single Family Residence |
| Style         | Contemporary            |
| County        | NELSON                  |
| Lot (acres)   | 0.70                    |
| Construction  | Frame (Unspecified)     |
| Roof          | Wood Shingle            |
| Heating       | Central                 |
| Cooling       | Central                 |
| Fireplace     | Yes                     |
| Pool          | No                      |

Deck · 965 ft²

## CLIMATE RISK



Scores 0–100; higher = greater projected risk. FEMA flood zone: minimal.

## TRANSACTION HISTORY

| DATE         | TYPE   | DEED                  | PRICE     | \$/FT² | LOAN   |
|--------------|--------|-----------------------|-----------|--------|--------|
| Nov 1, 2024  | Resale | Deed                  | \$480,000 | \$441  | \$200K |
| Feb 10, 2016 | Resale | Bargain And Sale Deed | \$17,950  | \$16   |        |

## ASSIGNED SCHOOLS

| SCHOOL                           | LEVEL      | GRADES | DISTANCE |
|----------------------------------|------------|--------|----------|
| Rockfish River Elementary School | Elementary | PK–5   | 7.2 mi   |
| Nelson Middle School             | Middle     | 6–8    | 12.2 mi  |
| Nelson County High School        | High       | 9–12   | 12.3 mi  |

District: Nelson 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 22967

|                           |                            |                            |                                |                         |                        |
|---------------------------|----------------------------|----------------------------|--------------------------------|-------------------------|------------------------|
| <b>114</b><br>CRIME INDEX | <b>89</b><br>AIR POLLUTION | <b>2,039</b><br>POPULATION | <b>\$78K</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>Absentee owner</b> |
|-----------|-----------------------|