

Single Family Residence **RESIDENTIAL**

498 FORTUNES RIDGE DR

ROSELAND, VA 22967

\$1,113,667 TopHap Estimate · \$264 / ft² · confidence 90 · as of Jul 14, 2026

4
BEDS

3
BATHS

4,225 ft²
LIVING AREA

3.35 ac
LOT SIZE

1996
YEAR BUILT

1
STORIES

4
ROOMS

2
PARKING

VALUATION

\$1.1M

\$1M low

\$1.2M high

Est. Owner Equity

\$1,113,667

TAX & ASSESSMENT

Property Tax	\$6,993 (2026)
Assessed Value	\$1,248,800
Previous Assessed	\$1,062,900
Assessor Market Value	\$1,248,800

PROPERTY FACTS

Property Type	Single Family Residence
Style	Contemporary
County	NELSON
Lot (acres)	3.35
Construction	Frame (Unspecified)
Foundation	No Foundation
Roof	Asphalt
Heating	Forced Air With Air Conditioning
Cooling	Central
Fireplace	Yes
Garage	Garage, Attached
Pool	Spa/Hot Tub (Only)

Deck · 1,974 ft²

Porch · 105 ft²

CLIMATE RISK

1 FLOOD	26 WILDFIRE	79 HEAT	98 STORM	20 DROUGHT
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Scores 0–100; higher = greater projected risk. FEMA flood zone: minimal.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Oct 25, 2023	Financing	Deed			
Sep 21, 2020	Financing	Gift Deed			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Rockfish River Elementary School	Elementary	PK–5	7.4 mi
Nelson Middle School	Middle	6–8	12.1 mi
Nelson County High School	High	9–12	12.2 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

114 CRIME INDEX	89 AIR POLLUTION	2,039 POPULATION	\$78K MEDIAN IN-COME	55°F AVG TEMP	63% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Absentee owner
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