

Single Family Residence **RESIDENTIAL**

1591 VISTAS

ROSELAND, VA 22967

\$239,855 TopHap Estimate · \$282 / ft² · confidence 91 · as of Jul 14, 2026

1

BEDS

2

BATHS

851 ft²

LIVING AREA

2,614 ft²

LOT SIZE

1986

YEAR BUILT

1

STORIES

3

ROOMS

VALUATION

\$240K

\$217K low

\$263K high

Last Sale

\$209,500 · Mar 11, 2024

Est. Owner Equity

\$82,730

Loan-to-Value

68%

TAX & ASSESSMENT

Property Tax

\$1,300 (2026)

Assessed Value

\$232,200

Previous Assessed

\$164,000

Assessor Market Value

\$232,200

PROPERTY FACTS

Property Type	Single Family Residence
County	NELSON
Lot (acres)	0.06
Construction	Frame (Unspecified)
Roof	Asphalt
Heating	Central
Cooling	Central
Fireplace	Yes
Pool	No

Deck · 160 ft²

CLIMATE RISK

1 FLOOD	25 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
Mar 8, 2024	Resale	Deed	\$209,500	\$246	\$157K
Feb 24, 2022	Resale	Deed	\$205,000	\$241	
Oct 10, 2017	Resale	Deed	\$113,500	\$133	
May 17, 2017	Quitclaim	Quit Claim Transfer			\$116K
Aug 8, 2006	Financing	Deed			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Rockfish River Elementary School	Elementary	PK–5	5.9 mi
Nelson Middle School	Middle	6–8	13.5 mi
Nelson County High School	High	9–12	13.6 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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