

Single Family Residence **RESIDENTIAL**

1944 HIGH RIDGE PL

ROSELAND, VA 22967

\$492,272 TopHap Estimate · \$367 / ft² · confidence 95 · as of Jul 14, 2026

2
BEDS

2
BATHS

1,340 ft²
LIVING AREA

0.1 ac
LOT SIZE

1995
YEAR BUILT

1
STORIES

4
ROOMS

VALUATION

\$492K

\$466K low

\$519K high

Last Sale

\$300,000 · Nov 12, 2009

Est. Owner Equity

\$492,272

TAX & ASSESSMENT

Property Tax	\$2,509 (2026)
Assessed Value	\$448,000
Previous Assessed	\$315,700
Assessor Market Value	\$448,000

PROPERTY FACTS

Property Type	Single Family Residence
County	NELSON
Lot (acres)	0.10
Construction	Frame (Unspecified)
Roof	Metal
Heating	Central
Cooling	Central
Fireplace	Yes
Pool	No

Deck · 393 ft²

CLIMATE RISK

1 FLOOD	24 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
Nov 4, 2009	Resale	Deed	\$300,000	\$224	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Rockfish River Elementary School	Elementary	PK–5	5.7 mi
Nelson Middle School	Middle	6–8	13.6 mi
Nelson County High School	High	9–12	13.7 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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