

Single Family Residence **RESIDENTIAL**

61 PEDLARS END

ROSELAND, VA 22967

\$787,552 TopHap Estimate · \$295 / ft² · confidence 92 · as of Jul 14, 2026

4
BEDS

4
BATHS

2,673 ft²
LIVING AREA

0.57 ac
LOT SIZE

1988
YEAR BUILT

2
STORIES

6
ROOMS

VALUATION

\$788K

\$725K low

\$851K high

Last Sale

\$400,000 · Feb 8, 2016

Est. Owner Equity

\$787,552

TAX & ASSESSMENT

Property Tax	\$3,891 (2026)
Assessed Value	\$694,900
Previous Assessed	\$563,300
Assessor Market Value	\$694,900

PROPERTY FACTS

Property Type	Single Family Residence
Style	Contemporary
County	NELSON
Lot (acres)	0.57
Construction	Frame (Unspecified)
Foundation	No Foundation
Roof	Composition Shingle
Heating	Central
Fireplace	Yes
Pool	No

Deck · 660 ft²

Porch · 102 ft²

CLIMATE RISK

1 FLOOD	27 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 14, 2019	Quitclaim	Quit Claim Transfer			
Feb 2, 2016	Resale	Bargain And Sale Deed	\$400,000	\$150	
Jul 10, 2007	Resale	Bargain And Sale Deed	\$600,000	\$224	\$63K
Jun 4, 2007	Financing	Bargain And Sale Deed			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Rockfish River Elementary School	Elementary	PK–5	5.5 mi
Nelson Middle School	Middle	6–8	12.6 mi
Nelson County High School	High	9–12	12.6 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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