

Single Family Residence **RESIDENTIAL**

34 WARRIOR RUN

ROSELAND, VA 22967

\$447,166 TopHap Estimate · \$237 / ft² · confidence 96 · as of Jul 14, 2026



2

BEDS

2.5

BATHS

1,884 ft²

LIVING AREA

0.46 ac

LOT SIZE

1990

YEAR BUILT

2

STORIES

2

ROOMS

1

PARKING

VALUATION

\$447K

\$431K low

\$464K high

Last Sale

\$445,000 · May 14, 2026

Est. Owner Equity

\$447,166

TAX & ASSESSMENT

Property Tax	\$2,808 (2026)
Assessed Value	\$501,400
Previous Assessed	\$380,300
Assessor Market Value	\$501,400

PROPERTY FACTS

Property Type	Single Family Residence
Style	Contemporary
County	NELSON
Lot (acres)	0.46
Construction	Frame (Unspecified)
Foundation	No Foundation
Roof	Composition Shingle
Heating	Central
Fireplace	Yes
Garage	Garage, Detached
Pool	Spa/Hot Tub (Only)

Deck · 719 ft²

Porch · 113 ft²

CLIMATE RISK

1

FLOOD

22

WILDFIRE

79

HEAT

98

STORM

25

DROUGHT

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

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
May 7, 2026	Resale	Deed	\$445,000	\$236	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Rockfish River Elementary School	Elementary	PK–5	5.7 mi
Nelson Middle School	Middle	6–8	14.4 mi
Nelson County High School	High	9–12	14.5 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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