

Single Family Residence **RESIDENTIAL**

71 ROSEBAY LN

ROSELAND, VA 22967

\$942,867 TopHap Estimate · \$297 / ft² · confidence 93 · as of Jul 14, 2026

4
BEDS

4.5
BATHS

3,172 ft²
LIVING AREA

0.89 ac
LOT SIZE

1989
YEAR BUILT

2
STORIES

9
ROOMS

1
PARKING

VALUATION

\$943K

\$881K low

\$1M high

Last Sale

\$480,000 · Sep 6, 2018

Est. Owner Equity

\$942,867

TAX & ASSESSMENT

Property Tax	\$5,156 (2026)
Assessed Value	\$920,700
Previous Assessed	\$745,500
Assessor Market Value	\$920,700

PROPERTY FACTS

Property Type	Single Family Residence
Style	Contemporary
County	NELSON
Lot (acres)	0.89
Construction	Frame (Unspecified)
Foundation	No Foundation
Roof	Asphalt
Heating	Baseboard
Fireplace	Yes
Garage	Garage, Attached
Pool	No

Deck · 1,840 ft²

Porch · 224 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
Aug 31, 2018	Resale	Deed	\$480,000	\$151	
Oct 16, 2012	Financing	Gift Deed			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Rockfish River Elementary School	Elementary	PK–5	5.5 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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