

Single Family Residence **RESIDENTIAL**

244 FORTUNES RIDGE DR

ROSELAND, VA 22967

\$642,649 TopHap Estimate · \$412 / ft² · confidence 96 · as of Jul 14, 2026

2
BEDS

2
BATHS

1,560 ft²
LIVING AREA

0.65 ac
LOT SIZE

1979
YEAR BUILT

2
STORIES

5
ROOMS

VALUATION

\$643K

\$618K low

\$667K high

Last Sale

\$520,000 · May 20, 2021

Est. Owner Equity

\$642,649

TAX & ASSESSMENT

Property Tax	\$2,956 (2026)
Assessed Value	\$527,900
Previous Assessed	\$455,600
Assessor Market Value	\$527,900

PROPERTY FACTS

Property Type	Single Family Residence
Style	Contemporary
County	NELSON
Lot (acres)	0.65
Construction	Frame (Unspecified)
Foundation	No Foundation
Roof	Composition Shingle
Heating	Central
Fireplace	Yes
Pool	No

Porch · 1,032 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
May 30, 2023	Financing	Deed			
May 18, 2021	Resale	Deed	\$520,000	\$333	\$416K
May 31, 2013	Resale	Deed	\$40,000	\$26	\$320K
Feb 10, 2012	Financing	Gift Deed			
May 25, 2009	Resale	Deed	\$345,500	\$221	\$276K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Rockfish River Elementary School	Elementary	PK–5	7.2 mi
Nelson Middle School	Middle	6–8	12.2 mi
Nelson County High School	High	9–12	12.3 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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