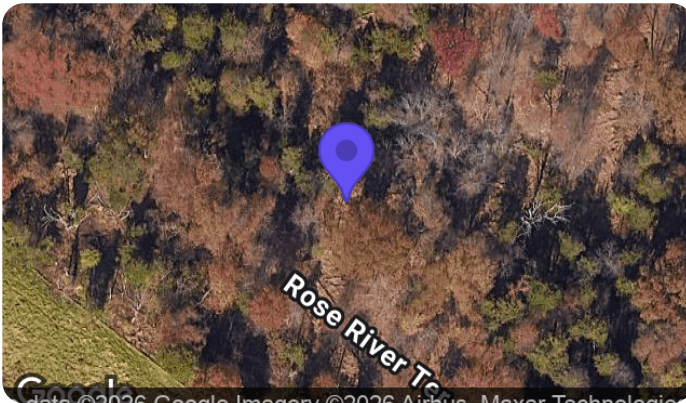


Townhouse **RESIDENTIAL**

46434 ROSE RIVER TER

STERLING, VA 20164

\$812,602 TopHap Estimate · \$322 / ft² · confidence 96 · as of Jul 14, 2026



3
BEDS

3
BATHS

2,521 ft²
LIVING AREA

3,920 ft²
LOT SIZE

2022
YEAR BUILT

1
STORIES

VALUATION

\$813K

\$784K low

\$841K high

Last Sale

\$805,000 · Dec 1, 2025

Est. Owner Equity

\$812,602

TAX & ASSESSMENT

Property Tax	\$6,469 (2025)
Assessed Value	\$803,540
Previous Assessed	\$758,330
Assessor Market Value	\$803,540

PROPERTY FACTS

Property Type	Townhouse
Style	Townhouse
County	LOUDOUN
Lot (acres)	0.09
Heating	Central
Cooling	Central
Pool	No

CLIMATE RISK

1 FLOOD	19 WILDFIRE	78 HEAT	78 STORM	34 DROUGHT
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Scores 0–100; higher = greater projected risk. FEMA flood zone: minimal.

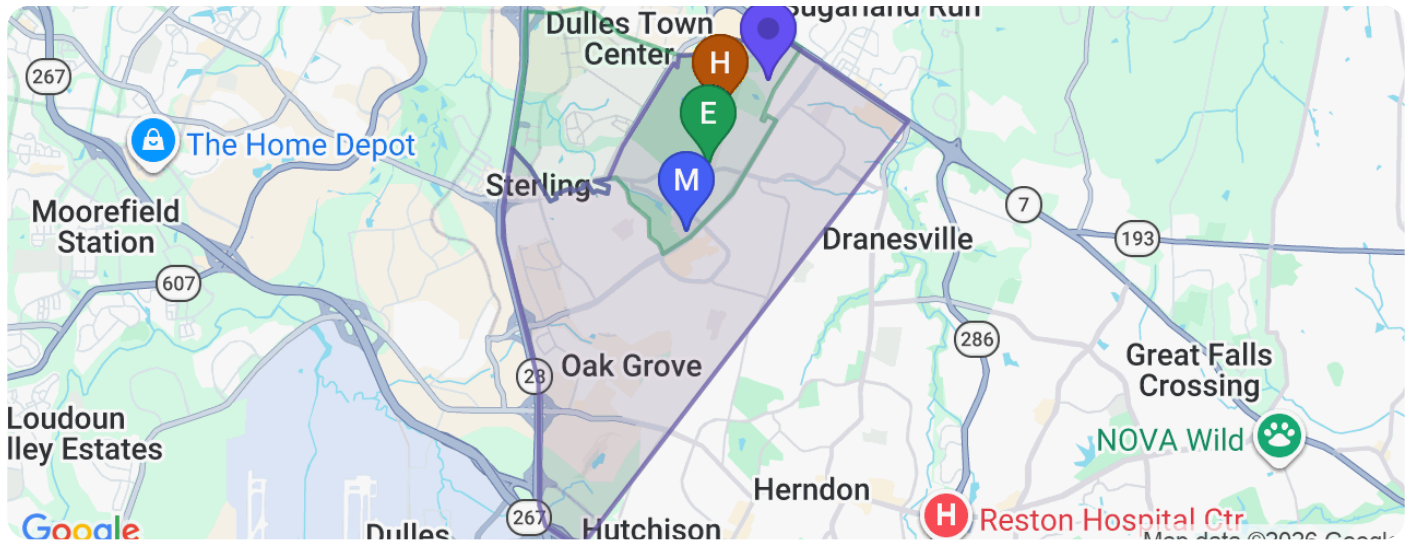
TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Nov 26, 2025	Resale	Deed	\$805,000	\$319	
Feb 13, 2023	Resale	Special Warranty Deed	\$754,862	\$299	\$563K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Park View High School	High	9–12	0.5 mi
Sterling Elementary School	Elementary	KG–5	0.9 mi
Sterling Middle School	Middle	6–8	1.5 mi

District: Loudoun 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 20164

108 CRIME INDEX	82 AIR POLLUTION	44,608 POPULATION	\$120K MEDIAN IN-COME	54°F AVG TEMP	63% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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