

Single Family Residence

**RESIDENTIAL**

# 1313 QUAIL RIDGE DR

RESTON, VA 20194

**\$945,506**

TopHap Estimate · \$443 / ft<sup>2</sup> · confidence 97 · as of Jul 14, 2026



**4**

BEDS

**4**

BATHS

**2,136 ft<sup>2</sup>**

LIVING AREA

**0.26 ac**

LOT SIZE

**1985**

YEAR BUILT

**2**

STORIES

**9**

ROOMS

**2**

PARKING

## VALUATION

**\$946K**

\$917K low

\$974K high

Last Sale

**\$590,000 · Apr 4, 2007**

Est. Owner Equity

**\$605,506**

Loan-to-Value

**37%**

## TAX & ASSESSMENT

|                       |                 |
|-----------------------|-----------------|
| Property Tax          | \$10,848 (2025) |
| Assessed Value        | \$901,720       |
| Previous Assessed     | \$867,620       |
| Assessor Market Value | \$901,720       |

## PROPERTY FACTS

|               |                         |
|---------------|-------------------------|
| Property Type | Single Family Residence |
| Style         | Split Level             |
| County        | Fairfax                 |
| Lot (acres)   | 0.26                    |
| Construction  | Frame (Unspecified)     |
| Roof          | Composition Shingle     |
| Heating       | Heat Pump               |
| Cooling       | Yes                     |
| Fireplace     | Yes                     |
| Garage        | Garage, Attached        |
| Pool          | No                      |

Balcony

Deck · 144 ft²

Patio · 396 ft²

Porch · 224 ft²

## TRANSACTION HISTORY

| DATE         | TYPE      | DEED                 | PRICE     | \$/FT² | LOAN   |
|--------------|-----------|----------------------|-----------|--------|--------|
| May 14, 2021 | Financing | Intrafamily Transfer |           |        |        |
| Feb 10, 2012 | Quitclaim | Quit Claim Transfer  |           |        | \$380K |
| Sep 29, 2008 | Quitclaim | Quit Claim Transfer  |           |        |        |
| Sep 29, 2008 | Quitclaim | Quit Claim Transfer  |           |        |        |
| Mar 12, 2007 | Resale    | Grant Deed           | \$590,000 | \$276  | \$417K |

## ASSIGNED SCHOOLS

| SCHOOL                      | LEVEL      | GRADES | DISTANCE |
|-----------------------------|------------|--------|----------|
| Armstrong Elementary School | Elementary | KG–6   | 0.6 mi   |
| Herndon High School         | High       | 9–12   | 1.4 mi   |
| Herndon Middle School       | Middle     | 7–8    | 2.5 mi   |

District: Fairfax 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 20194

|                           |                            |                             |                                 |                         |                        |
|---------------------------|----------------------------|-----------------------------|---------------------------------|-------------------------|------------------------|
| <b>102</b><br>CRIME INDEX | <b>81</b><br>AIR POLLUTION | <b>12,726</b><br>POPULATION | <b>\$172K</b><br>MEDIAN IN-COME | <b>54°F</b><br>AVG TEMP | <b>63%</b><br>SUNSHINE |
|---------------------------|----------------------------|-----------------------------|---------------------------------|-------------------------|------------------------|

Index values: 100 = US average; lower is better.

## OWNERSHIP

|           |                       |
|-----------|-----------------------|
| Occupancy | <b>Owner occupied</b> |
|-----------|-----------------------|