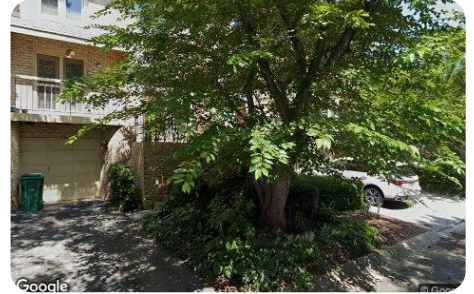


Townhouse **RESIDENTIAL**

8 VALERIAN CT

ROCKVILLE, MD 20852

\$790,401 TopHap Estimate · \$349 / ft² · confidence 96 · as of Jul 14, 2026



4

BATHS

2,264 ft²

LIVING AREA

2,040 ft²

LOT SIZE

1984

YEAR BUILT

2

STORIES

1

PARKING

VALUATION

\$790K

\$762K low

\$819K high

Last Sale

\$89,810 · Mar 17, 2026

Est. Owner Equity

\$209,401

Loan-to-Value

71%

TAX & ASSESSMENT

Property Tax	\$8,116 (2025)
Assessed Value	\$724,633
Previous Assessed	\$708,400
Assessor Market Value	\$757,100

PROPERTY FACTS

Property Type	Townhouse
Style	Townhouse
County	MONTGOMERY
Lot (acres)	0.05
Construction	Frame (Unspecified)
Roof	Wood Shingle
Heating	Yes
Cooling	Central
Fireplace	Yes
Garage	Garage, Attached
Pool	No

Deck · 270 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Nov 19, 2025	Financing	Intrafamily Transfer			
Nov 19, 2025	Resale	Divorce/Dissolution of Marriage Transfer	\$89,810	\$40	\$581K
Mar 11, 2022	Financing	Intrafamily Transfer			\$581K
Mar 11, 2022	Financing	Intrafamily Transfer			
Sep 25, 2015	Quitclaim	Quit Claim Transfer			
Aug 11, 2005	Resale	Deed	\$651,000	\$288	\$521K
Aug 5, 2002	Resale	Grant Deed	\$401,800	\$177	\$301K
Nov 1, 2000	Resale	Grant Deed	\$670,000	\$296	\$180K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Walter Johnson High School	High	9–12	0.6 mi
Tilden Middle School	Middle	6–8	0.9 mi
Garrett Park Elementary School	Elementary	KG–5	1.3 mi

District: Montgomery 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 20852

128 CRIME INDEX	92 AIR POLLUTION	51,764 POPULATION	\$118K MEDIAN IN-COME	55°F AVG TEMP	57% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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