

Single Family Residence **RESIDENTIAL**

8 RUTLEDGE CT

STERLING, VA 20165

\$896,612 TopHap Estimate · \$316 / ft² · confidence 95 · as of Jul 14, 2026



4

BEDS

3

BATHS

2,838 ft²

LIVING AREA

0.2 ac

LOT SIZE

1987

YEAR BUILT

2

STORIES

VALUATION

\$897K

\$854K low

\$940K high

Last Sale

\$440,000 · Jun 6, 2003

Est. Owner Equity

\$0

Loan-to-Value

131%

TAX & ASSESSMENT

Property Tax	\$6,552 (2025)
Assessed Value	\$813,940
Previous Assessed	\$760,970
Assessor Market Value	\$813,940

PROPERTY FACTS

Property Type	Single Family Residence
Style	Colonial
County	Loudoun
Lot (acres)	0.20
Foundation	Concrete
Roof	Asphalt
Heating	Central
Cooling	Central
Fireplace	Yes
Garage	Garage, Attached
Pool	No

Patio · 140 ft²

Porch · 60 ft²

CLIMATE RISK

40 FLOOD	15 WILDFIRE	78 HEAT	80 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
Jun 6, 2003	Resale	Grant Deed	\$440,000	\$155	\$323K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
River Bend Middle School	Middle	6–8	0.2 mi
Algonkian Elementary School	Elementary	KG–5	0.5 mi
Potomac Falls High School	High	9–12	0.7 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 20165

71 CRIME INDEX	84 AIR POLLUTION	34,365 POPULATION	\$169K 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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