

\$625,000 - 737 Swann Ave #504, ALEXANDRIA

MLS® #VAAX2050834

\$625,000

1 Bedroom, 1.50 Bathroom, 875 sqft

Residential on 0.00 Acres

POTOMAC YARD, ALEXANDRIA, VA

Elegant, Light-Filled One-Bedroom + Den with Panoramic Views in the Heart of Potomac Yard

Perched on the fifth floor of The Dylan at Potomac Yard, this exquisite one-bedroom plus den residence embodies the pinnacle of contemporary sophistication and urban luxury. Soaring 10-foot ceilings, expansive windows, and an open-concept floor plan flood the space with natural light while offering sweeping, unobstructed views of the Potomac River, the U.S. Capitol, and the lush green expanse of Potomac Yard Park.

Designed for both function and flair, the chef's kitchen is a statement in European elegance. It features imported Italian cabinetry, a generous quartz waterfall island, integrated Bosch stainless steel appliances—including a panelized refrigerator/freezer—and abundant storage throughout. Rich hardwood flooring flows seamlessly from the kitchen into a refined living and dining area, which opens to a private balcony overlooking the park, the newly opened Potomac Yard Metro, and the iconic D.C. skyline.

The spacious primary suite offers a serene retreat, complete with a custom walk-in closet by Capitol Closet Design and a spa-inspired en-suite bath featuring a frameless glass shower, Waterworks fixtures, and an LED-lit



vanity mirror. The denâ€”ideal as a home office, library, or guest spaceâ€”features custom wall paneling that adds both warmth and sophistication.

Additional highlights include two deeded garage parking spaces and access to an unmatched suite of amenities. Residents of The Dylan enjoy a spectacular rooftop terrace and party lounge with commanding views of Washington, D.C., National Airport, and the Potomac River. The rooftop is thoughtfully appointed with multiple seating areas, a fire pit, and a gas grilling stationâ€”perfect for entertaining. Additional building amenities include a state-of-the-art fitness center, makerâ€™s space, dog wash station, full-time concierge service (7 days a week), and on-site management. Condo fees include water, sewer, and gas.

Unparalleled Location

Ideally situated in vibrant Potomac Yard, this residence is mere steps from the Potomac Yard Metro Station, CVS, Giant, Target, and Founding Farmers. Enjoy the boutiques and eateries of nearby Del Ray, or explore the trails that connect directly to Old Town Alexandria and National Landing. Across the street, Potomac Yard Park offers a variety of recreational amenities, including pickleball, tennis, and basketball courts, as well as scenic walking and biking paths.

Built in 2023

Essential Information

MLS® #	VAAX2050834
Price	\$625,000
Bedrooms	1
Bathrooms	1.50
Full Baths	1

Half Baths	1
Square Footage	875
Acres	0.00
Year Built	2023
Type	Residential
Sub-Type	Condo, Unit/Flat/Apartment, Mid-Rise 5 - 8 Floors
Style	Contemporary, Transitional
Status	Active

Community Information

Address	737 Swann Ave #504
Subdivision	POTOMAC YARD
City	ALEXANDRIA
County	ALEXANDRIA CITY-VA
State	VA
Zip Code	22301

Amenities

Parking Spaces	2
Parking	Assigned, Parking Fee, Prk Space Cnvys
# of Garages	2
Garages	Garage Door Opener, Inside Access, Oversized, Underground

Interior

Heating	Heat Pump(s)
Cooling	Central A/C
# of Stories	6
Stories	6

Exterior

Exterior	Brick and Siding, Concrete/Block
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School Information

District	ALEXANDRIA CITY PUBLIC SCHOOLS
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Additional Information

Date Listed	October 17th, 2025
Days on Market	4
Zoning	CONDO

Listing Details

Listing Office TTR Sothebys International Realty

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