

\$1,350,000 - 1307 Tracy Pl, FALLS CHURCH

MLS® #VAFA2003288

\$1,350,000

4 Bedroom, 3.00 Bathroom, 2,610 sqft

Residential on 0.26 Acres

NONE AVAILABLE, FALLS CHURCH, VA

Welcome to 1307 Tracy Place—an expanded Colonial tucked on a quarter-acre wooded lot in Falls Church City.

Thoughtfully updated and lovingly maintained, this 4 bedroom, 2/2 bathroom home offers over 3,000 square feet of living space. The main level features a formal living room, complete with wood-burning fireplace and custom built-ins; a renovated, open-concept kitchen with soapstone countertops, a large island and stainless steel appliances; as well as the sun-drenched family room with large windows and access out to the slate patio, perfect for everyday living or entertaining. A formal dining room and powder room complete the floor.

Upstairs, the serene primary suite includes an ensuite bathroom, walk-in closet, and private screened-in porch overlooking the treetops. Three additional bedrooms share a beautiful hallway bath. The upper level also features convenient laundry. The versatile lower level offers a flex space, perfect for a rec room, office, or playroom, as well as a mud-room, walk-up access to the driveway and 2-car garage, second half bath, and ample storage. Highlights of the home include gleaming hardwoods throughout the main and upper levels, fresh paint inside and out, renovated kitchen and bathrooms, and tasteful upgrades throughout.



Nestled among mature trees yet just minutes from downtown Falls Church, this home blends classic Colonial character with modern comforts in an idyllic setting. Welcome home to Tracy Place!

Built in 1947

Essential Information

MLS® #	VAFA2003288
Price	\$1,350,000
Bedrooms	4
Bathrooms	3.00
Full Baths	2
Half Baths	2
Square Footage	2,610
Acres	0.26
Year Built	1947
Type	Residential
Sub-Type	Detached
Style	Colonial
Status	Active Under Contract

Community Information

Address	1307 Tracy Pl
Subdivision	NONE AVAILABLE
City	FALLS CHURCH
County	FALLS CHURCH CITY-VA
State	VA
Zip Code	22046

Amenities

Amenities	Built-Ins, CeilingFan(s), Crown Molding, Formal/Separate Dining Room, Pantry, Recessed Lighting, Upgraded Countertops, Walk-in Closet(s), Shades/Blinds, Wood Floors
Parking	Asphalt Driveway, Paved Driveway, Private, Under Home Parking
# of Garages	2
Garages	Garage - Side Entry, Garage Door Opener
View	Trees/Woods, Street

Interior

Appliances	Built-In Microwave, Cooktop, Cooktop-Down Draft, Dishwasher, Disposal, Dryer, Exhaust Fan, Extra Refrg/Frz, Oven-Wall, Oven/Range-Gas, Refrigerator, Six burner stove, Stainless Steel Appliances, Washer, Washer/Dryer Stacked, Water Heater
Heating	Central
Cooling	Central A/C
Has Basement	Yes
Basement	Walkout Stairs, Full, Partially Finished
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Wood
# of Stories	3
Stories	3

Exterior

Exterior	Brick and Siding
Exterior Features	Balcony, Patio, Porch-screened, Fenced-Partially, Wood Fence, Stone Fence
Foundation	Block

School Information

District	FALLS CHURCH CITY PUBLIC SCHOOLS
Elementary	OAK STREET
Middle	MARY ELLEN HENDERSON
High	MERIDIAN

Additional Information

Date Listed	September 25th, 2025
Days on Market	5
Zoning	R-1A

Listing Details

Listing Office	Washington Fine Properties, LLC
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Listing information last updated on October 20th, 2025 at 2:00am EDT