

\$849,059 - 2619 Blue Ridge Ave, MARSHALL

MLS® #VAFQ2018428

\$849,059

4 Bedroom, 4.50 Bathroom, 4,073 sqft

Residential on 0.18 Acres

HERITAGE AT MARSHALL, MARSHALL, VA

Discover a brand new SINGLE FAMILY HOME by Van Metre Homes at HERITAGE AT MARSHALL that is move in ready JANUARY 2026. Boasting 4,073 finished square feet across three levels, this STELLA 55-F2 redefines modern living with 4 bedrooms, 4 full bathrooms, and a 2-car attached garage. On the main level, the residence provides the perfect space for work or relaxation in the study, featuring a master-crafted floorplan that seamlessly connects the well-placed dining room and the oversized great room. But this is not all! The piece de resistance is the spacious, signature kitchen—a chef's dream with upgraded cabinets, tile backsplash, quartz countertops, stainless-steel appliances, and luxurious vinyl plank flooring. Discover on the upper level a serene primary suite, complete with an immense walk-in closet and a luxurious bathroom featuring double sinks and an oversized frameless shower with a built-in seat. Accompanying the primary suite are three additional bedrooms, two full bathrooms, and a generous laundry room, completing the upper level. The lower level features an oversized rec room, full bathroom, and additional storage space to customize to your lifestyle. Being a new build, your home is constructed to the highest energy efficiency standards, comes with a post-settlement warranty, and has never been lived in before! Don't miss the opportunity to make this exceptional home your own and experience luxury living at its finest. Schedule an



appointment today!-----Welcome to Heritage at Marshall, an impressive master-planned community nestled in the foothills of the Blue Ridge Mountains. Offering a variety of single family homes, this neighborhood is ideally situated in downtown Marshall, with Main Street just a leisurely stroll away and excellent schools conveniently nearby. Embodying the essence of premier living in Fauquier County, Heritage at Marshall grants residents access to a host of amenities, including open green spaces with walking and jogging trails, a picturesque outdoor swimming pool, serene ponds and nature areas, a welcoming community clubhouse, and a fun-filled tot lot with an outdoor playset. Experience the perfect harmony of modern living and timeless natural beauty at Heritage at Marshall, a true sanctuary that strengthens the community for generations to come. -----Take advantage of closing cost assistance by choosing Intercoastal Mortgage and Walker Title. Other homes sites and delivery dates may be available. Pricing, incentives, and homesite availability are subject to change. Photos are used for illustrative purposes only. For details, please consult the Sales team.

Built in 2025

Essential Information

MLS® #	VAFQ2018428
Price	\$849,059
Bedrooms	4
Bathrooms	4.50
Full Baths	4
Half Baths	1
Square Footage	4,073
Acres	0.18
Year Built	2025
Type	Residential

Sub-Type	Detached
Style	Traditional
Status	Active

Community Information

Address	2619 Blue Ridge Ave
Subdivision	HERITAGE AT MARSHALL
City	MARSHALL
County	FAUQUIER-VA
State	VA
Zip Code	20115

Amenities

Amenities	Pantry, Recessed Lighting, Stall Shower, Tub Shower, Upgraded Countertops, Walk-in Closet(s), Attic, Master Bath(s), Formal/Separate Dining Room, Carpet, Washer/Dryer Hookup
Parking	Asphalt Driveway
# of Garages	2
Garages	Garage - Front Entry, Garage Door Opener
Has Pool	Yes

Interior

Interior Features	Floor Plan-Open
Appliances	Built-In Microwave, Dishwasher, Disposal, Energy Star Appliances, Refrigerator, Stainless Steel Appliances, Water Heater, Cooktop, Icemaker, Exhaust Fan, Freezer, Oven-Wall, Range hood
Heating	Heat Pump(s), Programmable Thermostat
Cooling	Central A/C, Programmable Thermostat
Has Basement	Yes
Basement	Daylight, Partial, Partially Finished, Outside Entrance, Interior Access, Walkout Stairs
# of Stories	3
Stories	3

Exterior

Exterior	HardiPlank
Exterior Features	Gutter System, Exterior Lighting, Sidewalks, Porch(es)
Lot Description	Rear Yard, Landscaping, Bcks-Opn Comm
Windows	Insulated, Low-E, Vinyl Clad, Screens, Energy Efficient
Roof	Architectural Shingle

Foundation Other, Slab

School Information

District FAUQUIER COUNTY PUBLIC SCHOOLS
Elementary W.G. COLEMAN
Middle MARSHALL
High FAUQUIER

Additional Information

Date Listed September 22nd, 2025
Days on Market 32
Zoning RESIDENTIAL

Listing Details

Listing Office Pearson Smith Realty, LLC

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