

\$879,000 - 1503 Grace Estates Dr, CATLETT

MLS® #VAFQ2018580

\$879,000

4 Bedroom, 3.00 Bathroom, 3,645 sqft

Residential on 9.74 Acres

NONE AVAILABLE, CATLETT, VA

****Peaceful Country Living on Nearly 10 Private Acres â€” 1503 Grace Estates Dr, Catlett, VA****

Welcome to your private retreat in the heart of Catlett! This beautifully updated 4-bedroom, 3-bath home sits on just under 10 acres of open, usable land â€” perfect for anyone seeking space, privacy, and the freedom of country living.

Step inside to find a bright, open floor plan designed for both comfort and entertainment. The spacious living room offers plenty of room to relax and gather, with an adjoining home office for remote work or study. The kitchen and dining area feature vaulted ceilings, abundant natural light, and seamless access to a large patio, creating an ideal setting for indoor-outdoor hospitality.

A main-level bedroom and full bath provide flexibility to meet a variety of living needs â€” including an ADA-accessible bathroom completed in 2021. Upstairs, youâ€™ll find three additional bedrooms, two full baths, and a huge recreation room offering endless possibilities for a home gym, playroom, or media space.

This propertyâ€™s flat, open acreage invites you to make it your own â€” add a barn for horses or farm animals, install a pool, or enjoy recreational activities like four-wheeling, archery, or hunting.

Close proximity to shopping and restaurants in Stafford and Fredericksburg. Easy access to I-95 and 30 minutes door to door to Quantico



Marine Corps Base main gate.
Recent upgrades include:
Replaced and upgraded well pump (2023)
Backyard fence (2020)
Basement and crawlspace insulation (2022)
with new crawlspace liner
New water heater (2020)
Culligan Water Filtration System with water
softener (2020) and RO attached to
refrigerator
Luxury vinyl plank flooring on main level
(2022)
Main level bedroom addition (2021) and
conversion of half bath to full ADA-accessible
bath
Wood-burning stove (2022)
New AC unit 2024
Fresh paint throughout and new carpet
upstairs (August 2025)
Newly renovated upstairs bathrooms (2025)
**Enjoy the tranquility of country life with all the
modern comforts you need. This home
combines privacy, functionality, and versatility
â€” truly a rare find in Fauquier County.**

Built in 1991

Essential Information

MLS® #	VAFQ2018580
Price	\$879,000
Bedrooms	4
Bathrooms	3.00
Full Baths	3
Square Footage	3,645
Acres	9.74
Year Built	1991
Type	Residential
Sub-Type	Detached
Style	Colonial
Status	Active

Community Information

Address	1503 Grace Estates Dr
Subdivision	NONE AVAILABLE
City	CATLETT
County	FAUQUIER-VA
State	VA
Zip Code	20119

Amenities

# of Garages	2
Garages	Additional Storage Area, Garage - Side Entry, Garage Door Opener, Inside Access

Interior

Heating	Other
Cooling	Central A/C
Has Basement	Yes
Basement	Side Entrance, Unfinished, Garage Access
Fireplace	Yes
# of Fireplaces	1
# of Stories	3
Stories	3

Exterior

Foundation	Other
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School Information

District	FAUQUIER COUNTY PUBLIC SCHOOLS
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Additional Information

Date Listed	October 15th, 2025
Days on Market	11
Zoning	RA

Listing Details

Listing Office	KW United
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Listing information last updated on October 25th, 2025 at 1:00pm EDT