

\$890,000 - 254 Whistlewood Ln, WINCHESTER

MLS® #VAFV2034146

\$890,000

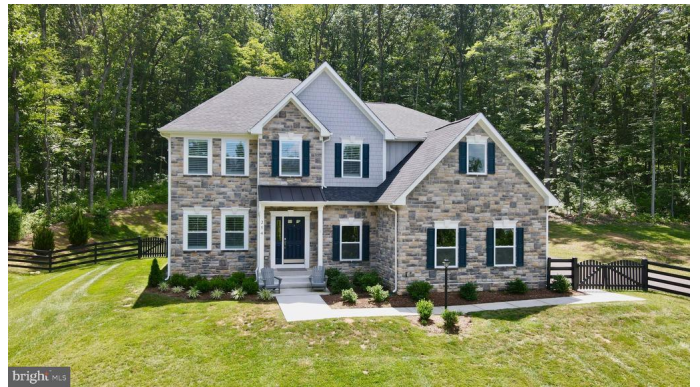
5 Bedroom, 6.50 Bathroom, 4,301 sqft

Residential on 5.00 Acres

ROYAL OAKS, WINCHESTER, VA

Situated in the picturesque countryside of Winchester Virginia boasting a modern aesthetic and elevation. Welcome home to 254 Whistlewood Ln! The home is beautifully positioned within the Royal Oaks community on a private 5 acre lot! It benefits from the serenity one would expect from a countryside home and the convenience of a short distance to town, commuter routes and just 15 minutes to Valley Health Winchester Medical Center!

Built in 2023, this newer, luxurious Cleveland Model by Maronda Homes encompasses so much, surrounded by mature trees and shrubs with a feeling of seclusion and privacy. Visitors are greeted with a bright, open foyer, beautiful hardwood floors extending through to the open concept family room, dining area and gourmet kitchen. The family room is elegant and sophisticated with its coffered ceiling, exposed stone fireplace, custom shelving and recessed lighting. The kitchen shows off its beautiful white cabinets, and white quartz countertops, bathed in natural light from the adjacent sunroom. The sunroom provides access to a large composite deck overlooking the private yard and landscaping. The main level continues to be very impressive with a spacious office, in-law suite - bedroom with adjacent full bathroom as well as 1 half bath off the foyer. Perfectly designed for gatherings and families who come to stay. The main level also gives access to the 3 car side entry garage. The upper level of home is where



youâ€™ll find the spacious owners suite, with a contemporary en suite bathroom and tray ceiling. The primary room benefits from a luxury 20 foot closet expanding the length of the room. This level boasts 4 bedrooms with closets and 5 full bathrooms. Every space on the upper level is pristine and contemporary as one would expect from a newer home. There is a bonus room which could serve as an office space, rec room or even another large closet! The laundry room is conveniently located on the upper level. The lower level has a huge finished space to facilitate an additional family room, movie theater, rec room or 6th bedroom, the choice is yours! with walk out access to the rear yard. This level has the 7th full bathroom and plenty of storage options with additional rooms designed for that purpose. This well thought-out, practical floor plan boasts over 4,300 sqft of finished accommodation, not including the unfinished storage rooms on the lower level. Positioned on a quiet private road providing access to 5 homes. Royal Oaks Subdivision does not have a HOA. The home is perfectly situated for access to both Winchester and Stephens City, just 9 miles from Winchester Medical Center and 10 miles to Old Town Winchester with its array of charming stores, restaurants, coffee shops and shopping centers. A tour of this stunning home is highly recommended to fully appreciate all that it has to offer!

Built in 2023

Essential Information

MLS® #	VAFV2034146
Price	\$890,000
Bedrooms	5
Bathrooms	6.50
Full Baths	6
Half Baths	1

Square Footage	4,301
Acres	5.00
Year Built	2023
Type	Residential
Sub-Type	Detached
Style	Contemporary
Status	Active

Community Information

Address	254 Whistlewood Ln
Subdivision	ROYAL OAKS
City	WINCHESTER
County	FREDERICK-VA
State	VA
Zip Code	22602

Amenities

# of Garages	3
Garages	Garage - Side Entry

Interior

Heating	90% Forced Air
Cooling	Central A/C
Has Basement	Yes
Basement	Walkout Stairs, Rear Entrance, Outside Entrance
# of Stories	3
Stories	3

Exterior

Roof	Architectural Shingle
Foundation	Slab

School Information

District	FREDERICK COUNTY PUBLIC SCHOOLS
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Additional Information

Date Listed	August 2nd, 2025
Days on Market	83
Zoning	RESIDENTIAL

Listing Details

Listing Office Pearson Smith Realty, LLC

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Listing information last updated on October 23rd, 2025 at 4:00am EDT