

\$899,900 - Lot 1b Double Church Rd, STEPHENS CITY

MLS® #VAFV2036434

\$899,900

3 Bedroom, 3.50 Bathroom, 2,368 sqft

Residential on 4.87 Acres

SOUTHERN HILLS, STEPHENS CITY, VA

This one has it all: Brand new rancher, just off popular Double Church Rd, wooded, unrestricted with no HOA, almost 5 acre lot, 400'+ Stephen Run Creek run across the back with nice area for camping and picnicking. Another quality home offered by H&H Builders Inc. Easy access to Winchester, I81 and I66 for commuting. Open/flexible floor plan with room to roam! Kitchen features huge island and all the amenities. Ex Large covered rear deck for entertaining. See example pictures and standard features sheet as they would be upgrades for many others. No HOA and unrestricted. Water treatment system now included as standard by builder and dual fuel (heat pump/propane back up) HVAC systems (dual zone), UV light etc.. Pictures are example of home to be built. Builder is owner by contract and will close on lot with contract to build.

Built in 2025

Essential Information

MLS® #	VAFV2036434
Price	\$899,900
Bedrooms	3
Bathrooms	3.50
Full Baths	3
Half Baths	1
Square Footage	2,368
Acres	4.87



Year Built	2025
Type	Residential
Sub-Type	Detached
Style	Rancher
Status	Active

Community Information

Address	Lot 1b Double Church Rd
Subdivision	SOUTHERN HILLS
City	STEPHENS CITY
County	FREDERICK-VA
State	VA
Zip Code	22655

Amenities

Amenities	CeilingFan(s), Recessed Lighting, Walk-in Closet(s), Water Treat System
# of Garages	2
Garages	Garage Door Opener, Inside Access, Garage - Front Entry
View	Creek/Stream
Is Waterfront	Yes
Waterfront	Creek

Interior

Interior Features	Floor Plan-Open
Appliances	Built-In Microwave, Dishwasher, Oven-Single, Range hood, Refrigerator, Stainless Steel Appliances, Water Heater, Water Conditioner, Cooktop
Heating	Programmable Thermostat, Heat Pump - Gas BackUp, Forced Air
Cooling	Central A/C, Ceiling Fan(s)
Has Basement	Yes
Basement	Full, Poured Concrete, Rough Bath Plumb
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas/Propane, Mantel(s), Stone
# of Stories	1
Stories	1 Story

Exterior

Exterior	Vinyl Siding, Concrete/Block
Lot Description	Stream/creek

Windows	Double Hung, Low-E, Screens, Vinyl Clad
Roof	Architectural Shingle
Foundation	Passive Radon Mitigation, Concrete Perimeter, Permanent

School Information

District	FREDERICK COUNTY PUBLIC SCHOOLS
Elementary	MIDDLETOWN
Middle	ROBERT E. AYLOR
High	SHERANDO

Additional Information

Date Listed	August 25th, 2025
Days on Market	57
Zoning	RA

Listing Details

Listing Office	Realty ONE Group Old Towne
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Listing information last updated on October 20th, 2025 at 7:15pm EDT