

\$2,479,900 - 1749 Beulah Rd, VIENNA

MLS® #VAFX2243736

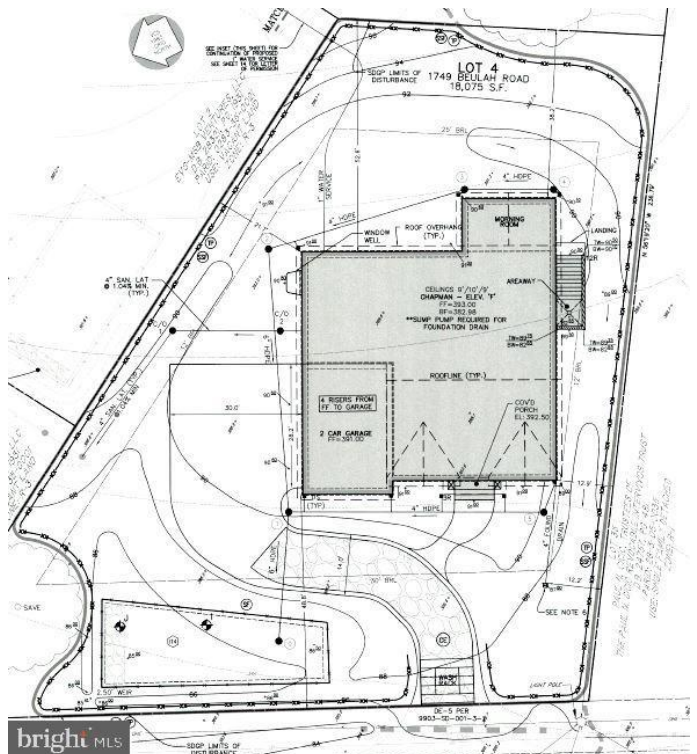
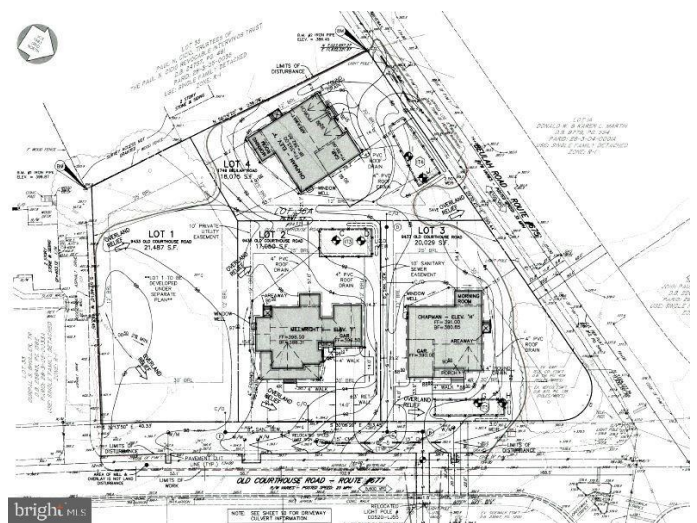
\$2,479,900

6 Bedroom, 5.50 Bathroom, 7,163 sqft
Residential on 0.41 Acres

NONE AVAILABLE, VIENNA, VA

* Welcome to Spring Lake Crossing!
Experience the small-town charm and close-knit community of Vienna while enjoying incredible shopping, dining, and year-round events like Oktoberfest, Viva Vienna, and the Halloween Parade. Perfect for commuters, the location offers easy access to the Toll Road and Tysons Corner, blending convenience with a highly desirable setting. Nestled within Spring Lake Crossing—a boutique enclave of just three exceptional homes—you™ll find a rare opportunity to own new construction in one of Vienna™s most coveted neighborhoods. Go under contract in August to personalize your finishes; your dream home is set for completion in WINTER 2026.

Evergreene Homes proudly presents The Chapman, our most popular floor plan, now featuring a stunning Modern Farmhouse elevation and our Diamond Finishes Package. Thoughtfully designed, the layout boasts an impressive array of spaces, including a Morning Room Extension, Main-Level Guest Suite with Full Bath, Main-Level Study, and Butler™s Pantry. Upon entering, you™re welcomed by gleaming hardwood floors, soaring 10-foot ceilings, an expansive Study, and a formal Dining Room. The Designer Kitchen is a chef™s dream, featuring a 6-burner gas range, an oversized island with seating, quartz countertops, and soft-close cabinetry for a sleek aesthetic. Designed with comfort and function in mind, the Great Room showcases a modern linear fireplace, a



dedicated entertainment wall, and a striking coffered ceiling. A well-appointed Mudroom provides ample space for shoes, bags, and sports equipment. The finished basement expands the living space with a Rec Room, Media Room, Exercise Room, Bedroom, and Full Bath—offering endless possibilities for entertainment, fitness, and relaxation. Upstairs, the luxurious Primary Suite stands out with a generous Sitting Room, two box ceilings, and oversized Walk-In Closets with convenient access from both the bedroom and bathroom—one of our most praised design features. The spa-inspired Primary Bath includes a frameless shower, soaking tub, and generous his-and-hers vanities with ample storage. Three additional upper-level bedrooms are well-sized, with one featuring an en-suite bath and two sharing a Jack-and-Jill bath. A striking modern metal railing staircase enhances both style and openness. The sizable backyard is ideal for outdoor entertaining, play, and relaxation, and the 3-car garage provides convenience and extra storage. Our homes always include exceptional quality features, such as a whole-house fan for improved indoor air quality, a built-in humidifier and electronic air cleaner for added comfort, and abundant recessed lighting throughout. Thoughtful construction includes 2x6 framing and thermal insulation for superior efficiency, pest tubes in exterior walls for built-in protection, and a 10-year transferable Builder's Warranty for peace of mind. *Floor plans and photos are for informational purposes only; some items depicted may be optional and not included in the listed price.

Built in 2026

Essential Information

MLS® #

VAFX2243736

Price	\$2,479,900
Bedrooms	6
Bathrooms	5.50
Full Baths	5
Half Baths	1
Square Footage	7,163
Acres	0.41
Year Built	2026
Type	Residential
Sub-Type	Detached
Style	Transitional
Status	Active

Community Information

Address	1749 Beulah Rd
Subdivision	NONE AVAILABLE
City	VIENNA
County	FAIRFAX-VA
State	VA
Zip Code	22182

Amenities

Amenities	Air Filter System, Attic/House Fan, Soaking Tub, Tub Shower, Bathroom - Walk-In Shower, Carpet, Entry Lvl BR, Pantry, Master Bath(s), Walk-in Closet(s), Washer/Dryer Hookup
Utilities	Electric Available, Natural Gas Available, Sewer Available, Water Available
Parking	Asphalt Driveway
# of Garages	3
Garages	Garage Door Opener, Inside Access, Garage - Side Entry

Interior

Interior Features	Floor Plan-Open
Appliances	Built-In Microwave, Dishwasher, Disposal, Energy Star Appliances, Humidifier, Oven-Double, Oven/Range-Gas, Range hood, Refrigerator, Stainless Steel Appliances, Water Heater
Heating	90% Forced Air, Central, Forced Air, Humidifier, Programmable Thermostat, Zoned
Cooling	Air Purification System, Central A/C, Heat Pump(s), Programmable Thermostat, Whole House Exhaust Ventilation, Whole House Fan

Has Basement	Yes
Basement	Connecting Stairway, Daylight, Partial, Interior Access, Outside Entrance, Sump Pump, Water Proofing System, Windows
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas/Propane
# of Stories	3
Stories	3

Exterior

Exterior	Concrete/Block, Frame, HardiPlank, Stone
Lot Description	Front Yard, Landscaping, Rear Yard
Windows	Energy Efficient, Low-E
Roof	Architectural Shingle, Asphalt, Metal
Foundation	Concrete Perimeter, Passive Radon Mitigation, Pillar/Post/Pier, Slab

School Information

District	FAIRFAX COUNTY PUBLIC SCHOOLS
Elementary	WOLFTRAP
Middle	KILMER
High	MADISON

Additional Information

Date Listed	May 28th, 2025
Days on Market	145
Zoning	130

Listing Details

Listing Office	Pearson Smith Realty, LLC
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Listing information last updated on October 19th, 2025 at 7:45am EDT