\$975,000 - 2052 Arch Dr, FALLS CHURCH

MLS® #VAFX2259524

\$975,000

4 Bedroom, 3.00 Bathroom, 2,533 sqft Residential on 0.23 Acres

PIMMIT HILLS, FALLS CHURCH, VA

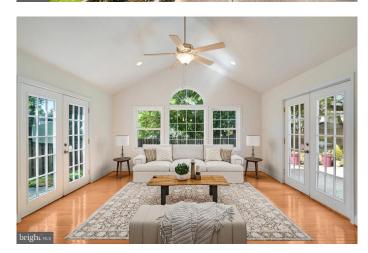
Welcome to this beautifully maintained single-family home in the heart of Falls Church, where charm, comfort, and modern convenience come togetherâ€"with no HOA. From the moment you step inside, you're greeted by gleaming hardwood floors that span the entire main level, creating a warm and inviting atmosphere. The formal living room flows seamlessly into an updated kitchen featuring granite countertops, high-quality Thomasville cabinets with pull-out shelves, and stainless steel appliances. Just beyond, a cozy family room with a gas fireplace opens into a stunning morning room addition filled with natural lightâ€"an ideal space for relaxing or entertaining. Step outside to enjoy a fully fenced backyard with a concrete patio, perfect for outdoor gatherings and quiet evenings.

The main level also includes a spacious bedroom, two full bathrooms (one with a standing shower), and a convenient laundry areaâ€"offering functionality along with style. Upstairs, hardwood floors continue throughout and are accented by updated metal stair spindles. The upper level features two generously sized bedrooms, a versatile office that can serve as a fourth bedroom, and a comfortable owner's suite, all serviced by a full hallway bath.

This home has seen thoughtful updates over the years, including a stone wall and stone front added in 2005, new siding in 2005, and







major systems such as the hot water heater and HVAC replaced in 2015. Brand new Roof just added 09/25 Ideally located just minutes from shopping, dining, and major commuter routes, this move-in ready property truly has it all. Schedule your showing today to experience everything this exceptional Falls Church home has to offer.

Accepting Back up Offers

Built in 1953

Essential Information

MLS® # VAFX2259524

Price \$975,000

Bedrooms 4

Bathrooms 3.00

Full Baths 3

Square Footage 2,533

Acres 0.23

Year Built 1953

Type Residential

Sub-Type Detached

Style Colonial

Status Active Under Contract

Community Information

Address 2052 Arch Dr

Subdivision PIMMIT HILLS

City FALLS CHURCH

County FAIRFAX-VA

State VA

Zip Code 22043

Amenities

Amenities Entry Lvl BR, Shades/Blinds, CeilngFan(s)

Utilities Cable TV Available

Interior

Interior Features Floor Plan-Traditional

Appliances Built-In Microwave, Dryer, Washer, Dishwasher, Disposal, Refrigerator,

Icemaker, Stove

Heating Forced Air Cooling Central A/C

Fireplace Yes

of Fireplaces 1

of Stories 2

Stories 2 Story

Exterior

Exterior Alum/Steel Siding

Lot Description Cul-de-sac

Roof Shingle, Composite

Foundation Other

School Information

District FAIRFAX COUNTY PUBLIC SCHOOLS

Elementary LEMON ROAD

Middle KILMER

High MARSHALL

Additional Information

Date Listed August 2nd, 2025

Days on Market 52

Zoning 140

Listing Details

Listing Office Keller Williams Realty

Listing information last updated on October 19th, 2025 at 11:30pm EDT

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