

\$995,000 - 8612 Sandy Beach Ln, KING GEORGE

MLS® #VAKG2006956

\$995,000

4 Bedroom, 4.50 Bathroom, 4,405 sqft
Residential on 10.00 Acres

MT MORIAH ON THE POTOMAC, KING
GEORGE, VA

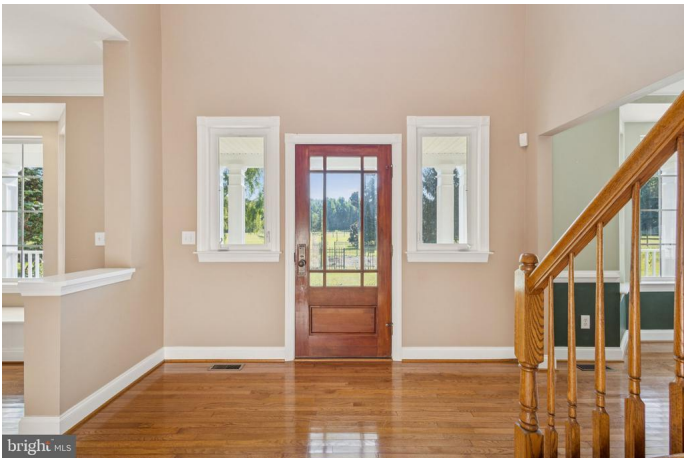
Private Estate in Waterfront Community | Mt.
Moriah on the Potomac | 10 Acres | 4,400 Sq
Ft | \$995,000

Welcome to an extraordinary custom-built
retreat nestled in the coveted waterfront
community of Mt. Moriah on the Potomac. Set
on 10 serene, park-like acres, this one-owner
home offers unmatched privacy, modern
comforts, and stunning natural
surroundings—perfectly positioned with
deeded access to the Potomac River and the
neighborhood boat ramp just minutes away.
This spacious home offers over 4,400 square
feet of refined living space with thoughtful
design, abundant natural light, and a seamless
connection to nature.

Built in 2002

Essential Information

MLS® #	VAKG2006956
Price	\$995,000
Bedrooms	4
Bathrooms	4.50
Full Baths	4
Half Baths	1
Square Footage	4,405
Acres	10.00
Year Built	2002
Type	Residential



Sub-Type	Detached
Style	Transitional, Cape Cod, Craftsman
Status	Active

Community Information

Address	8612 Sandy Beach Ln
Subdivision	MT MORIAH ON THE POTOMAC
City	KING GEORGE
County	KING GEORGE-VA
State	VA
Zip Code	22485

Amenities

Amenities	Butlers Pantry, Bathroom - Walk-In Shower, Tub Shower, Carpet, CeilingFan(s), Central Vacuum, Entry Lvl BR, Formal/Separate Dining Room, Pantry, Master Bath(s), Skylight(s), Walk-in Closet(s), Wood Floors
Utilities	Propane, Under Ground
# of Garages	2
Garages	Garage - Side Entry, Garage Door Opener, Inside Access
View	Garden/Lawn, Trees/Woods

Interior

Appliances	Built-In Range, Central Vacuum, Cooktop, Dishwasher, Disposal, Dryer-front loading, Exhaust Fan, Oven-Double, Oven-Wall, Washer-front loading, Water Heater
Heating	Heat Pump(s)
Cooling	Central A/C, Programmable Thermostat, Zoned
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Brick, Double Sided, Fireplace - Glass Doors, Mantel(s), Wood
# of Stories	2
Stories	2 Story

Exterior

Exterior	Vinyl Siding
Exterior Features	Gutter System, Outbuilding Apartment, Secure Storage, Sidewalks, Porch(es)
Lot Description	Backs to Trees, Irregular Lot, Landscaping, No thru street, Partly Wooded, Pond, Private, Rear Yard, Secluded

Windows	Bay/Bow, Casement, Double Hung
Roof	Asphalt, Shingle
Foundation	Block, Crawl Space

School Information

District	KING GEORGE COUNTY PUBLIC SCHOOLS
Middle	KING GEORGE
High	KING GEORGE

Additional Information

Date Listed	September 1st, 2025
Days on Market	59
Zoning	A1

Listing Details

Listing Office	EXP Realty, LLC
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