

\$749,500 - 46186 Aisquith Ter, STERLING

MLS® #VALO2103838

\$749,500

3 Bedroom, 3.50 Bathroom, 2,864 sqft

Residential on 0.07 Acres

POTOMAC LAKES, STERLING, VA

Welcome to this beautifully maintained 3-bedroom, 3.5-bath end-unit townhouse located in the desirable Potomac Lakes community of Sterling, VA. This bright and spacious home spans three fully finished levels and is packed with standout features—including a new roof and fresh paint in 2024, a new HVAC system installed in 2021, and a custom-built walk-in closet in the primary suite.

From the moment you arrive, you'll notice the enhanced curb appeal provided by mature trees surrounding the home, offering rare natural privacy. Inside, large bay windows on all three levels flood the home with natural light and enhance the open, airy feel throughout.

The main level boasts an open-concept living and dining area with gleaming hardwood floors, perfect for entertaining or relaxing. A dedicated study room/home office offers a quiet, flexible space for remote work or study. The updated kitchen features stainless steel appliances, ample cabinet space, and opens to a stunning two-level deck complete with built-in seating benches—ideal for outdoor dining, lounging, or hosting guests.

Upstairs, the primary suite serves as a tranquil retreat with vaulted ceilings, a custom walk-in closet, and a spacious en-suite bathroom. Two additional bedrooms, a full hall bath, and convenient upstairs laundry complete the



upper level.

The fully finished walk-out basement offers a large rec room, an additional full bathroom, and direct access to the backyard—perfect for pets, play, or gardening.

Located in the vibrant Potomac Lakes community, residents enjoy fantastic amenities including pools, tennis courts, playgrounds, walking trails, and more. With easy access to major commuter routes, shopping, dining, and entertainment, this home offers the perfect combination of comfort, convenience, and lifestyle.

Built in 1999

Essential Information

MLS® #	VALO2103838
Price	\$749,500
Bedrooms	3
Bathrooms	3.50
Full Baths	3
Half Baths	1
Square Footage	2,864
Acres	0.07
Year Built	1999
Type	Residential
Sub-Type	End of Row/Townhouse
Style	Colonial
Status	Active

Community Information

Address	46186 Aisquith Ter
Subdivision	POTOMAC LAKES
City	STERLING
County	LOUDOUN-VA
State	VA
Zip Code	20165

Amenities

Amenities	Chair Railing, Crown Molding, Master Bath(s), Recessed Lighting, Upgraded Countertops, Shades/Blinds, Wood Floors
Utilities	Cable TV Available
Parking	Unassigned
# of Garages	2
Garages	Garage - Front Entry, Garage Door Opener
View	Garden/Lawn
Has Pool	Yes

Interior

Interior Features	Floor Plan-Open, Floor Plan-Traditional
Appliances	Dishwasher, Disposal, Dryer, Dryer-front loading, Exhaust Fan, Icemaker, Microwave, Oven-Self Cleaning, Oven/Range-Gas, Refrigerator, Stove, Washer
Heating	Central, Forced Air
Cooling	Ceiling Fan(s), Central A/C
Has Basement	Yes
Basement	Connecting Stairway, Daylight, Full, Fully Finished, Heated, Improved, Outside Entrance, Rear Entrance, Walkout Level, Windows
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Fireplace - Glass Doors, Gas/Propane
# of Stories	3
Stories	3

Exterior

Exterior	Brick and Siding, Brick Front, Vinyl Siding
Exterior Features	Bump-outs, Satellite Dish, Sidewalks, Stone Retaining Walls, Street Lights, Deck(s), Fenced-Partially
Lot Description	Bcks-Opn Comm, Backs to Trees, Landscaping, Lot Premium
Windows	Double Pane, Screens, Vinyl Clad
Roof	Asphalt
Foundation	Concrete Perimeter

School Information

District	LOUDOUN COUNTY PUBLIC SCHOOLS
Elementary	POTOWMACK
Middle	RIVER BEND

High POTOMAC FALLS

Additional Information

Date Listed August 1st, 2025
Days on Market 79
Zoning PDH4

Listing Details

Listing Office Ikon Realty - Ashburn

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Listing information last updated on October 18th, 2025 at 11:15pm EDT