

\$2,325,000 - 40321 Beacon Hill Dr, LEESBURG

MLS® #VALO2106174

\$2,325,000

6 Bedroom, 8.00 Bathroom, 10,888 sqft

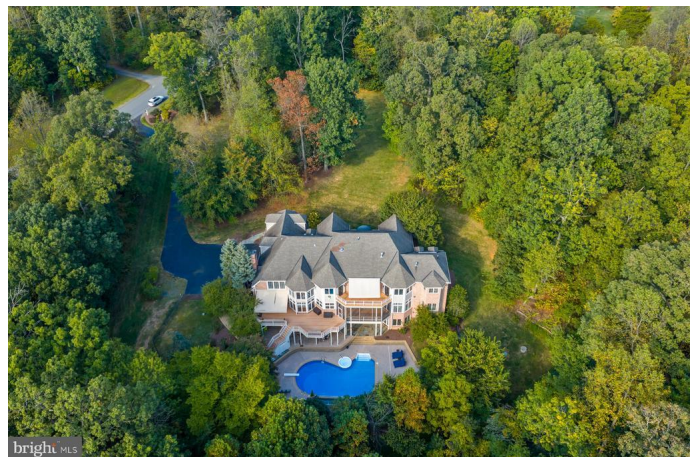
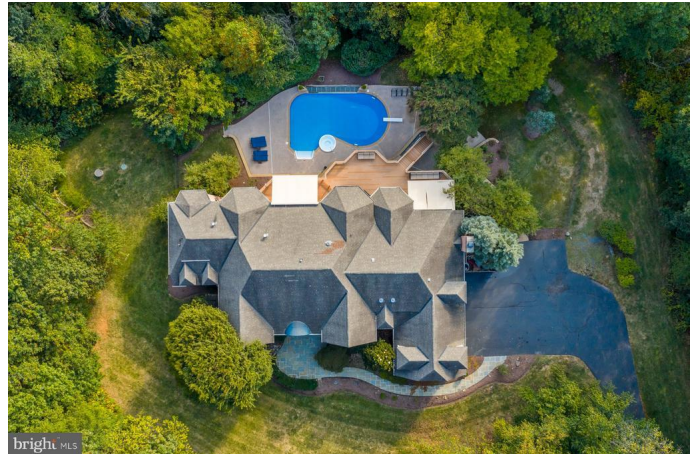
Residential on 3.00 Acres

BEACON HILL, LEESBURG, VA

Experience refined living in this exceptional Schultz custom home, perfectly set on a three-acre estate surrounded by trees and natural beauty. Boasting almost 11,000 square feet of refined living space!! Offering complete privacy and a serene atmosphere, this residence was thoughtfully designed with comfort and versatility in mind. The thoughtfully designed layout includes a first-floor owner's suite as well as a second suite upstairs, providing flexibility and comfort for family or guests.

The updated basement expands the home's living space with a generous bedroom, a modern bath, a glass-doored fitness studio, and a flexible room ideal for yoga, crafting, or creative pursuits. The gourmet kitchen features premium stainless steel appliances and custom finishes, perfect for everyday living and entertaining alike. Soaring two-story living and family rooms, along with five fireplaces, offer inviting spaces to gather and unwind. Two brand new hot water heaters and a brand new water filtration system add to the home's modern comforts.

Outdoors, the property transforms into a true resort-style escape. The infinity-edge pool is accompanied by a built-in spa, offering both refreshing swims and soothing relaxation. Multiple patios and lounge areas provide abundant space for sunbathing, outdoor dining, and entertaining, while the expansive



deck and screened-in porch allow for year-round enjoyment overlooking the pool and natural surroundings. Whether hosting summer gatherings, enjoying a quiet evening under the stars, or relaxing with family, this outdoor haven is designed for both fun and tranquility.

The brand-new Beacon Hill Golf Club has been re-imagined into an 18-hole championship course featuring multiple tee options, dramatic elevation changes, and sweeping views for golfers of every level. Members can look forward to an exclusive, luxurious clubhouse opening in summer 2026, along with state-of-the-art practice facilities and social spaces designed for both relaxation and connection. The club offers a variety of membership packages – from full golf privileges to social and practice-only access – with special pricing available exclusively for Beacon Hill residents. Whether you’re seeking competitive play, family-friendly fun, or a vibrant social scene, the new Beacon Hill Golf Club delivers a lifestyle of prestige and convenience right at your doorstep.

Blending elegance with livability, this estate is more than a home—it’s a lifestyle. Don’t miss the chance to make this exceptional property yours.

Built in 2002

Essential Information

MLS® #	VALO2106174
Price	\$2,325,000
Bedrooms	6
Bathrooms	8.00
Full Baths	7
Half Baths	2
Square Footage	10,888

Acres	3.00
Year Built	2002
Type	Residential
Sub-Type	Detached
Style	Colonial
Status	Active

Community Information

Address	40321 Beacon Hill Dr
Subdivision	BEACON HILL
City	LEESBURG
County	LOUDOUN-VA
State	VA
Zip Code	20176

Amenities

Amenities	Attic, Entry Lvl BR, Built-Ins, Chair Railing, Upgraded Countertops, Crown Molding, Shades/Blinds, Master Bath(s), Double/Dual Staircase, Recessed Lighting, Washer/Dryer Hookup
Parking	Asphalt Driveway
# of Garages	3
Garages	Garage Door Opener
Has Pool	Yes

Interior

Appliances	Cooktop, Dishwasher, Disposal, Dryer, Microwave, Oven-Double, Refrigerator, Washer
Heating	Forced Air, Programmable Thermostat
Cooling	Central A/C
Has Basement	Yes
Basement	Outside Entrance, Fully Finished
Fireplace	Yes
# of Fireplaces	5
Fireplaces	Gas/Propane
# of Stories	3
Stories	3

Exterior

Exterior Features	Deck(s), Decorative Fence, Fenced-Rear
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Lot Description	Backs to Trees, Landscaping, Lot Premium
Windows	Bay/Bow, Casement
Roof	Composite
Foundation	Concrete Perimeter

School Information

District	LOUDOUN COUNTY PUBLIC SCHOOLS
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Additional Information

Date Listed	September 22nd, 2025
Days on Market	28
Zoning	AR1

Listing Details

Listing Office	Samson Properties
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