

\$775,000 - 6824 Derby Run Way, GAINESVILLE

MLS® #VAPW2101182

\$775,000

3 Bedroom, 3.00 Bathroom, 3,774 sqft

Residential on 0.24 Acres

HERITAGE HUNT, GAINESVILLE, VA

This stunning two-level home sits on a corner lot in a quiet cul-de-sac. Move in ready! Sellers just painted the entire house, replaced carpets in 4 downstairs rooms and professionally cleaned all remaining carpets (2nd bedroom, primary closet, and bedroom 4 (NTC).

Meticulously maintained by just one set of owners, this home blends classic charm with thoughtful custom touches throughout.

Step inside the large welcoming foyer to be greeted by beautiful original wood floors throughout the main level which offers: a formal dining room, a formal living room with built-ins, a gas fireplace and elegant crown molding, a private office or library, a primary bedroom suite with a large full bathroom and walk in closet, a sunroom leading to a brick patio, a second bedroom and a second full bath.

The kitchen features cherry cabinets, glass-paneled doors to display your treasured collections, unique cup shelving, and more, perfect for both cooking and entertaining. Kitchen is plumbed for gas oven if new owner prefers gas cooking to electric. SS refrigerator: 2010, SS Microwave 2017, SS Double Oven 2025 and SS Dishwasher 2025.

The lower level, finished in 2005, adds incredible space and versatility and includes: a large recreation room with custom built-ins



and gas fireplace, a third full bathroom, two medium sized rooms currently used as bedrooms (NTC), a cedar-lined room perfect for off-season clothing storage, two additional rooms ideal for office or library use and a huge utility room perfect for a work space or additional storage.

The outside has been masterfully landscaped with lots of wonderful trees, bushes and plants on all four sides of the home, creating extra privacy and an outside oasis. An incomplete list of trees are: Magnolia, Japanese Maple, Crepe Myrtle, Cherokee Brave Pink Dogwood. There are also lots of amazing mature shrubs and flowering plants. The owners enjoyed serene mornings and evenings on the patio. Lots of amazing birds liked hanging out with them too!

Beyond the home, Heritage Hunt offers a gated community lifestyle offering: a championship golf course, two stunning clubhouses with ballrooms, restaurant and bar facilities, tennis and pickleball courts, indoor and outdoor pools, scenic walking and jogging paths, ponds, fountains and beautifully landscaped common areas.

All the conveniences you need close by including: medical facilities, restaurants and shopping, wineries, and breweries.

Located just 30 miles west of Washington, D.C., Heritage Hunt is a 55-plus, active-living, gated community with over 750 acres of lush grounds with a strong sense of community. Here, you can live life to the fullest, make lasting friendships, and truly enjoy community living.

Don't miss your chance to own a home that's ready for your personal touch in a vibrant, amenity-rich community.

Finished square footage and room sizes are only approximate. Please reference floor plans for accurate information.

HOA fees include internet, phone, and cable TV.

HVAC 2023, Water Heater 2019, Roof less than 5 years old.

Built in 1999

Essential Information

MLS® #	VAPW2101182
Price	\$775,000
Bedrooms	3
Bathrooms	3.00
Full Baths	3
Square Footage	3,774
Acres	0.24
Year Built	1999
Type	Residential
Sub-Type	Detached
Style	Colonial
Status	Active

Community Information

Address	6824 Derby Run Way
Subdivision	HERITAGE HUNT
City	GAINESVILLE
County	PRINCE WILLIAM-VA
State	VA
Zip Code	20155

Amenities

Amenities	Soaking Tub, Tub Shower, Bathroom - Walk-In Shower, Built-Ins, Carpet, Cedar Closet(s), Central Vacuum, Chair Railing, Crown Molding, Entry Lvl BR, Formal/Separate Dining Room, Intercom, Master Bath(s), Recessed Lighting, Sound System, Walk-in Closet(s), Shades/Blinds,
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	Wood Floors
Utilities	Cable TV Available
Parking	Concrete Driveway
# of Garages	2
Garages	Garage - Front Entry, Additional Storage Area, Inside Access
Has Pool	Yes

Interior

Interior Features	Floor Plan-Traditional
Appliances	Built-In Microwave, Central Vacuum, Dishwasher, Disposal, Dryer, Exhaust Fan, Extra Refrg/Frz, Freezer, Humidifier, Icemaker, Instant Hot Water, Intercom, Oven-Double, Oven/Range-Electric, Refrigerator, Washer, Water Heater
Heating	90% Forced Air
Cooling	Central A/C
Has Basement	Yes
Basement	Connecting Stairway, Fully Finished, Outside Entrance, Interior Access, Poured Concrete
Fireplace	Yes
# of Fireplaces	2
Fireplaces	Gas/Propane, Mantel(s)
# of Stories	2
Stories	2 Story

Exterior

Exterior	Stone, Vinyl Siding
Exterior Features	Extensive Hardscape, Sidewalks, Porch(es), Patio, Vinyl Fence, Fenced-Rear
Lot Description	Corner Lot, Cul-de-sac, Landscaping, Level
Windows	Double Pane, Sliding, Vinyl Clad
Roof	Composite
Foundation	Slab, Concrete Perimeter

School Information

District	PRINCE WILLIAM COUNTY PUBLIC SCHOOLS
Elementary	TYLER
Middle	BULL RUN
High	BATTLEFIELD

Additional Information

Date Listed	September 18th, 2025
Days on Market	34
Zoning	PMR

Listing Details

Listing Office	Samson Properties
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Listing information last updated on October 21st, 2025 at 4:15am EDT