

\$730,000 - 16485 Chattanooga Ln, WOODBRIDGE

MLS® #VAPW2101242

\$730,000

4 Bedroom, 3.50 Bathroom, 2,919 sqft

Residential on 0.33 Acres

POWELLS LANDING, WOODBRIDGE, VA

DON'T CHOOSE THIS HOUSE...unless you want serene, peaceful and easy living! Powell's Landing is the perfect place to call home, and this nearly 3200 SF Craftsman-style 4-bedroom (4th Bedroom/Den is in basement), 3-1/2 bathroom beauty will ensure you never want to leave! From the charming front porch where you can greet neighbors and guests to the rear deck overlooking the pond and its resident wildlife and everything in between, you're going to love living in this home! Located on a quiet cul-de-sac street, this home has the beautiful pond to the rear, and lush woods at the end of the road, and Powell's Creek (which feeds into the Potomac River) just beyond that. Step inside from the porch and a gracious foyer and formal dining room lead into the open-concept chef's kitchen, a sunny breakfast area with deck access, and a cozy family room with an elegant gas fireplace. Nine-foot ceilings and tall, deep windows throughout add an expansive feel. Step out onto the TREX deck to grill something for dinner, or just relax and enjoy the water view!

The primary bedroom suite on the upper level has a spa-like attached private bathroom and an oversized walk-in closet. Bedrooms 2 and 3 also have walk-in closets and share the full double-vanity hall bathroom. Convenient upper level laundry room. The finished walk-out lower level, with two full-sized windows, walk-in closet and full bath can serve



as your 4th bedroom, or divide the huge space for a to-code bedroom and additional recreation room. The lower level has a sliding glass door to the backyard and patio, and lots of extra storage space in the unfinished area. The 2-car garage has storage shelving and tool storage racks that convey, as well as the control panel for the yard sprinkler system.

Powell's Landing offers numerous amenities all within an easy walk from your home, including a recently renovated community pool, tennis and basketball courts, playgrounds and parks and trails and more! Take advantage of your proximity to Prince William Forest Park as well as Leesylvania State Park to enjoy the natural beauty of Virginia and the Potomac shoreline, or check out the many local bike trails, marinas/fishing areas, or even bring your furry friend to nearby Port Potomac dog park! Got errands to run? You're just minutes from Potomac Mills Mall and Stonebridge at Potomac Town Center with plentiful shopping and dining options. The Rippon Landing VRE station is just a few minutes away, and commuters appreciate quick access to Rt 1 and I-95 as well as the short drive to both Fort Belvoir and Quantico. Prince William County Public Schools for this home are Leesylvania ES, Potomac MS and Potomac HS.

Built in 2010

Essential Information

MLS® #	VAPW2101242
Price	\$730,000
Bedrooms	4
Bathrooms	3.50
Full Baths	3
Half Baths	1
Square Footage	2,919

Acres	0.33
Year Built	2010
Type	Residential
Sub-Type	Detached
Style	Craftsman
Status	Active Under Contract

Community Information

Address	16485 Chattanooga Ln
Subdivision	POWELLS LANDING
City	WOODBIDGE
County	PRINCE WILLIAM-VA
State	VA
Zip Code	22191

Amenities

Amenities	Attic, Soaking Tub, Tub Shower, Bathroom - Walk-In Shower, Carpet, CeilingFan(s), Chair Railing, Crown Molding, Formal/Separate Dining Room, Pantry, Master Bath(s), Recessed Lighting, Sprinkler System, Upgraded Countertops, Wainscotting, Walk-in Closet(s), Shades/Blinds, Wood Floors
Parking	Asphalt Driveway
# of Garages	2
Garages	Garage - Front Entry, Garage Door Opener
View	Garden/Lawn, Pond, Trees/Woods
Is Waterfront	Yes
Waterfront	Pond
Has Pool	Yes

Interior

Interior Features	Floor Plan-Open
Appliances	Built-In Microwave, Dishwasher, Disposal, Dryer, Oven/Range-Gas, Refrigerator, Stainless Steel Appliances, Washer, Water Heater
Heating	Forced Air
Cooling	Central A/C
Has Basement	Yes
Basement	Full, Walkout Level
Fireplace	Yes
# of Fireplaces	1

Fireplaces	Fireplace - Glass Doors, Gas/Propane
# of Stories	3
Stories	3

Exterior

Exterior	Vinyl Siding
Exterior Features	Exterior Lighting, Lawn Sprinkler, Sidewalks, Deck(s), Porch(es), Decorative Fence, Vinyl Fence
Lot Description	Bcks-Opn Comm, Backs to Trees, Front Yard, Landscaping, Pond, Rear Yard, SideYard(s)
Windows	Double Hung, Vinyl Clad
Roof	Architectural Shingle
Foundation	Concrete Perimeter

School Information

District	PRINCE WILLIAM COUNTY PUBLIC SCHOOLS
High	POTOMAC

Additional Information

Date Listed	August 7th, 2025
Days on Market	46
Zoning	R4

Listing Details

Listing Office	RE/MAX Allegiance
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