

\$1,198,400 - 8537 Highclere Ln, SPOTSYLVANIA

MLS® #VASP2036266

\$1,198,400

4 Bedroom, 5.50 Bathroom, 4,876 sqft

Residential on 5.24 Acres

FORTUNES LANDING, SPOTSYLVANIA, VA

IMMEDIATE DELIVERY - OPEN HOUSE

SATURDAY 9/20/25 (1-4) ** Be sure to click on virtual tour!

Located in the prestigious Fortunes Landing estate community, this custom home seamlessly blends luxury, functionality, and superior craftsmanship. The exterior showcases a combination of Hardie Plank siding and a timeless Board and Batten front elevation. A spacious 3-Car Garage provides plenty of room for vehicles, while the expansive Deck with Trex Enhance flooring and White Vinyl Rails creates an ideal setting for outdoor relaxation and entertaining. Inside, the main floor features a Powder Room, a Home Office, and a Playroom, perfect for family living. The Great Room is highlighted by a stunning Fireplace with a Cedar-wrapped Mantel and Quartz base, adding a touch of elegance. Upstairs, the thoughtfully designed layout offers four generously sized bedrooms and four bathrooms. The luxurious Owner's Suite includes a Tray Ceiling and a Frameless Shower Door. The Laundry Room is ideally situated upstairs, near all the bedrooms, and is equipped with cabinets and a sink. The impressive basement includes a large Recreation Room, a cozy Den, a Full Bathroom, a bonus room and a Walkup Condition, offering easy access to the outdoors.



Upgrades throughout the home include a Dual Fuel HVAC System, Black Gutters, Pella Windows, and high-end THERMADOR appliances. French doors lead to both the Playroom and Home Office, while the garage is equipped with a 240-volt outlet and a keypad for convenience. A Flagstone Front Porch and Craftsman Trim further enhance the home's appeal.

Sitting on a 5.24-acre lot, this property offers the perfect balance of privacy and community. Fortunes Landing boasts a scenic walking and biking trail, as well as a beautiful nature park along the Ni River Reservoir, giving residents easy access to nature and outdoor recreation right outside their door. With its combination of high-end finishes and thoughtful design, this custom home delivers an exceptional living experience in a highly sought-after location.

The community is conveniently located near Old Town Fredericksburg, Mary Washington Hospital, Spotsylvania Regional Medical Center, the Virginia Railway Express, Spotsylvania Towne Centre, Central Park Shopping Center, local farmers markets, national parks, battlefields, wineries, Publix, and Wegmans, with easy access to I-95. Don't miss the opportunity to own this exquisite property in Fortunes Landing, where luxury living meets the beauty of nature, offering a retreat-like lifestyle.

Prices & Incentives are subject to change without notice!

Built in 2025

Essential Information

MLS® #	VASP2036266
Price	\$1,198,400
Bedrooms	4

Bathrooms	5.50
Full Baths	5
Half Baths	1
Square Footage	4,876
Acres	5.24
Year Built	2025
Type	Residential
Sub-Type	Detached
Style	Craftsman
Status	Active

Community Information

Address	8537 Highclere Ln
Subdivision	FORTUNES LANDING
City	SPOTSYLVANIA
County	SPOTSYLVANIA-VA
State	VA
Zip Code	22553

Amenities

Amenities	Soaking Tub, Stall Shower, Carpet, CeilingFan(s), Pantry, Master Bath(s), Recessed Lighting, Wainscotting, Walk-in Closet(s), Butlers Pantry, Formal/Separate Dining Room
# of Garages	3
Garages	Garage Door Opener, Garage - Side Entry

Interior

Appliances	Built-In Microwave, Cooktop, Dishwasher, Disposal, Energy Star Appliances, Exhaust Fan, Humidifier, Icemaker, Microwave, Oven-Double, Oven-Wall, Six burner stove
Heating	Heat Pump(s), Zoned
Cooling	Ceiling Fan(s), Heat Pump(s), Zoned
Has Basement	Yes
Basement	Fully Finished, Walkout Stairs, Rear Entrance
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Fireplace - Glass Doors, Gas/Propane, Mantel(s), Wood
# of Stories	3
Stories	3

Exterior

Exterior	HardiPlank, Stone
Exterior Features	Sidewalks, Deck(s), Porch(es)
Lot Description	Backs to Trees
Windows	Double Hung, Energy Efficient, Palladian
Roof	Architectural Shingle
Foundation	Concrete Perimeter

School Information

District	SPOTSYLVANIA COUNTY PUBLIC SCHOOLS
Elementary	WILDERNESS
Middle	NI RIVER
High	SPOTSYLVANIA

Additional Information

Date Listed	September 12th, 2025
Days on Market	39
Zoning	X

Listing Details

Listing Office	Lando Massey Real Estate
----------------	--------------------------

© 2025 BRIGHT, All Rights Reserved. Information deemed reliable but not guaranteed. The data relating to real estate for sale on this website appears in part through the BRIGHT Internet Data Exchange program, a voluntary cooperative exchange of property listing data between licensed real estate brokerage firms in which Compass participates, and is provided by BRIGHT through a licensing agreement. Real estate listings held by brokerage firms other than Compass. are marked with the IDX logo and detailed information about each listing includes the name of the listing broker. The information provided by this website is for the personal, non-commercial use of consumers and may not be used for any purpose other than to identify prospective properties consumers may be interested in purchasing. Some properties which appear for sale on this website may no longer be available because they are under contract, have Closed or are no longer being offered for sale. Some real estate firms do not participate in IDX and their listings do not appear on this website. Some properties listed with participating firms do not appear on this website at the request of the seller. Listing information last updated on October 20th, 2025 at 9:45am EDT