

\$485,000 - 22 Breezy Hill Dr, STAFFORD

MLS® #VAST2043418

\$485,000

3 Bedroom, 2.00 Bathroom, 1,430 sqft
Residential on 0.49 Acres

LAKE ARROWHEAD, STAFFORD, VA

Nestled in the serene Lake Arrowhead community, this charming new construction ranch-style home is a perfect blend of modern comfort and natural beauty. With three spacious bedrooms and two well-appointed bathrooms, this residence is designed for both relaxation and entertaining. The open floor plan invites you to enjoy seamless transitions between the living, dining, and kitchen areas, highlighted by recessed lighting and elegant laminate plank flooring. The heart of the home is the gourmet kitchen, featuring a large island, stainless steel appliances, and a butler's pantry, making meal prep a delight. The primary suite offers a luxurious retreat with a walk-in closet and a spa-like bathroom, complete with a soaking tub and a walk-in shower. Additional features include energy-efficient windows, an attic for extra storage, and convenient main floor laundry hookups. Set on a generous 0.49-acre lot, the property is surrounded by lush trees, providing a tranquil backdrop for your new home. Enjoy the convenience of off-site parking with a crushed stone driveway that accommodates up to four vehicles. Located in a vibrant neighborhood, you'll have easy access to local amenities, parks, and recreational activities, making it an ideal spot for those seeking a balanced lifestyle. Embrace the opportunity to create lasting memories in this inviting space, where comfort meets community. Don't miss your chance to make this beautiful home your own!



Pictures up by Friday!

Built in 2025

Essential Information

MLS® #	VAST2043418
Price	\$485,000
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	1,430
Acres	0.49
Year Built	2025
Type	Residential
Sub-Type	Detached
Style	Rancher
Status	Active

Community Information

Address	22 Breezy Hill Dr
Subdivision	LAKE ARROWHEAD
City	STAFFORD
County	STAFFORD-VA
State	VA
Zip Code	22556

Amenities

Amenities	Attic, Soaking Tub, Stall Shower, Tub Shower, Bathroom - Walk-In Shower, Butlers Pantry, Entry Lvl BR, Pantry, Master Bath(s), Recessed Lighting, Walk-in Closet(s), Washer/Dryer Hookup
Parking	Crushed Stone
View	Trees/Woods

Interior

Interior Features	Floor Plan-Open
Appliances	Built-In Microwave, Dishwasher, Disposal, Exhaust Fan, Oven-Self Cleaning, Oven/Range-Electric, Range hood, Refrigerator, Stainless Steel Appliances, Water Heater

Heating	Forced Air, Central, Heat Pump(s)
Cooling	Central A/C, Ceiling Fan(s)
# of Stories	1
Stories	1 Story

Exterior

Exterior	Vinyl Siding
Windows	Energy Efficient, Insulated, Screens, Sliding, Storm, Vinyl Clad
Roof	Asphalt
Foundation	Crawl Space

School Information

District	STAFFORD COUNTY PUBLIC SCHOOLS
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Additional Information

Date Listed	October 8th, 2025
Days on Market	15
Zoning	A2

Listing Details

Listing Office	Long & Foster Real Estate, Inc.
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Listing information last updated on October 22nd, 2025 at 6:45pm EDT