



17124 Simpson Circle  
Paeonian Springs, VA 20129

**TYG**

HOMES

THE YAHNER GROUP

Your Partner in Local Real Estate













- Warm and Welcoming Historic Home Nestled on Almost Four Acres w/ Mature Trees Located in the Quaint Town of Paeonian Springs
- Gracious Rooms w/Volume Ceilings, Original Heart Pine Wood Floors, Extensive Moldings, Pocket Doors w/ Engraved Brass Hardware, Oversized Windows & Doors and Front and Back Staircases
- Formal Living Room w/Wood Stove and Original Chandelier
- Elegant Dining Room w/Bay Window and Room for an Oversized Table - Perfect for Entertaining
- Cozy Family Room Featuring Wood Burning Fireplace, Built-In Bookcases with Glass Doors, and French Door Leading to Patio
- Well Thought-Out Kitchen and Butler's Pantry with Granite Countertops, Planning Desk, Under Cabinet Lighting and Glass Cabinetry
- Dreamy Owners Bedroom w/ Hardwood Floors and Chandelier







- *Spacious Secondary Bedrooms, one with Bay Window*
- *Charming, Versatile Paneled Room on Third Level Allows for Options – Office, Music Room, Craft Room*
- *Unique Finished Fourth Floor w/ Additional Bedroom and Full Bath w/Claw Foot Tub*
- *Private Setting w/Mature Landscaping and Gardens with Attractive Hardscape Patio & Pond*
- *Detached Two Car Garage, Outdoor Smokehouse or Potting Shed*
- *Close to Downtown Leesburg, Restaurants, Shopping, and Commuter Routes*





17124 Simpson Circle  
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20130 Lakeview Center Plaza  
Suite 110  
Ashburn, VA 20147

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*This is not intended to solicit property currently listed for sale. Information deemed reliable, but not guaranteed.*

