



941 Wilton Coves Dr • Hartfield, VA 23071

941WiltonCoves.com

“The Treehouse”

Features of the Home:

- Built in 1993, 4,003 square feet of living space on 3 levels
- 7 bedrooms, 5 full baths: 3 bedrooms on main level (to include primary), 2 on upper level, 2 on lower level
- Living room with vaulted ceiling, wood burning fireplace, huge windows and sliders leading to waterside deck
- Kitchen with maple cabinetry, ample storage, stainless steel appliances and island with Corian countertop
- Family room with gas fireplace, waterside deck, wet bar and dining area
- Main level waterside primary ensuite bedroom with private deck overlooking the creek
- Renovated primary bath, updated in 2025 to include penny tile floor, walk-in glass door shower, 72” double vanity and LED frameless mirror.
- Lower level, waterside rec room with full bath and waterside sliders
- New wide plank white oak floors throughout main level & primary bedroom; updated carpet in other bedrooms
- Waterside screened porch
- Refurbished double door entry
- Crawl space recently cleaned and conditioned with new dehumidifiers

Features of this Property:

- Two car detached garage, 576 sq ft
- Two separate driveways
- Three lots totaling 2.4 acres to include .7 acre waterfront lot with house (LOT 10), 1.2 acre adjoining waterfront lot (LOT 9), .5 acre lot across the street (LOT 24)
- Dock to 6’ + MLW
- 10,000 lb boat lift, new in 2021
- Waterside shed for boating supplies, 120 sq ft
- Flood zone X

Select furniture and boat can convey

Utilities:

Power: Dominion

Internet: Breezeline

Propane: Quarles, tank leased and above ground

Water: Sydnor (Community), \$114/quarterly

Septic: 5 BR tank on site, remote community drain field

HOA: *The Coves at Wilton Creek*

Dues: Each lot requires bi-annual dues of \$368.

Amenities: Clubhouse with pool, sauna, gym, library • boat ramp • tennis courts/pickle ball • walking paths • wood shop • professional management

Boat/Camper Storage: \$240 boat storage fee, if used

APPLIANCES AND SYSTEMS		AGE
Refrigerator		2025
Oven	Whirlpool	2015
Dishwasher	Bosch	2021
Washer	Speed Queen	2023
Dryer		2023
Second Refrigerator (lower level)	Frigidaire	2010
Heat Pump #1	Daikin	Mfg date:2022 Installed: 2024
Heat Pump #2	Daikin	Mfg date:2022 Installed: 2024
Heat Pump #3	Ameristar	2017
Water Heater (50 g, electric)	RUUD	2007

* All information is believed accurate, but not guaranteed. Facts of importance should be verified by Purchaser.

