

# V2<sup>at</sup> SOUTH·620

## COMMUNITY INFORMATION

25570 Ambrose Tree Pl, Aldie, VA 20105  
 Virtual Appts: Daily, 10AM-5PM | Homesite Walks: By Request  
 (703) 940-9696  
 VMP2.com


## FINANCING INFORMATION

Closing Cost Assistance 20,000  
 Intercoastal Mortgage 19,000  
 Walker Title 1,000

## LOAN OFFICER

Mya Tran-Harter  
 NMLS ID # 248295  
 Email mtran@icmtg.com  
 Cell Phone 703-851-1810  
 Office Phone 703-364-5644

## AUGUST 2026 DELIVERY SINGLE FAMILY HOMES

HOMESITE	FLOORPLAN	ELEVATION	HOME SQ FT	BEDROOMS	BATHROOMS	GARAGE	FINISHED BASEMENT	KITCHEN CABINETS	TOTAL PRICE*	EARNEST DEPOSIT*
29	Sasha 31-F2		3,466	4	5.5	2	<input checked="" type="checkbox"/>	White	1,070,990	65,000

\*Pricing and availability are subject to change without notice. Pricing does not include HOA fees, including an initial Capital Contribution of \$1,200 and a \$198 monthly HOA fee for single family homes. Details may differ from actual plans. Standard and optional features may vary. Van Metre Homes reserves the right to initiate changes without prior notice. See a Van Metre Sales Advisor for details. Current as of 04/02/2026.



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36	Sable 24-F2		2,587	4	3.5	2	<input checked="" type="checkbox"/>	Light Grey	937,990	50,000

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### SINGLE FAMILY HOMES, COLOR SCHEME 1

HOMESITE	FLOORPLAN	ELEVATION	DELIVERY	HOME SQ FT	BEDROOMS	BATHROOMS	GARAGE	AVAILABLE ADD ON	PRICE*	EARNEST DEPOSIT*
27	Sasha 31-F2		Mid-Late 2026	2,797+	4	4.5+	2	-	1,024,540+	65,000
8	Sasha 31-F2		Mid-Late 2026	2,797+	4	4.5+	2	Deck/Patio Option	1,014,990+	65,000


### SINGLE FAMILY HOMES, COLOR SCHEME 2

HOMESITE	FLOORPLAN	ELEVATION	DELIVERY	HOME SQ FT	BEDROOMS	BATHROOMS	GARAGE	AVAILABLE ADD ON	PRICE*	EARNEST DEPOSIT*
10	Sasha 31-F2		Mid-Late 2026	2,797+	4	4.5+	2	Deck/Patio Option	1,038,990+	65,000
23	Sasha 31-F2		Mid-Late 2026	2,797+	4	4.5+	2	Deck/Patio Option	1,004,990+	65,000


### SINGLE FAMILY HOMES, COLOR SCHEME 3

HOMESITE	FLOORPLAN	ELEVATION	DELIVERY	HOME SQ FT	BEDROOMS	BATHROOMS	GARAGE	AVAILABLE ADD ON	PRICE*	EARNEST DEPOSIT*
28	Sasha 31-F2		Mid-Late 2026	3,466	4	5.5	2	-	1,025,740+	65,000

### SINGLE FAMILY HOMES, COLOR SCHEME 5

HOMESITE	FLOORPLAN	ELEVATION	DELIVERY	HOME SQ FT	BEDROOMS	BATHROOMS	GARAGE	AVAILABLE ADD ON	PRICE*	EARNEST DEPOSIT*
9	Sasha 31-F2		Mid-Late 2026	2,797+	4	4.5+	2	Deck/Patio Option	1,015,740+	65,000

### SINGLE FAMILY HOMES, COLOR SCHEME 7

HOMESITE	FLOORPLAN	ELEVATION	DELIVERY	HOME SQ FT	BEDROOMS	BATHROOMS	GARAGE	AVAILABLE ADD ON	PRICE*	EARNEST DEPOSIT*
12	Sasha 31-F2		Mid-Late 2026	2,797+	4	4.5+	2	Deck/Patio Option	1,015,740+	65,000
24	Sasha 31-F2		Mid-Late 2026	2,797+	4	4.5+	2	Deck/Patio Option	1,005,740+	65,000

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## SINGLE FAMILY HOMES, COLOR SCHEME 1

HOMESITE	FLOORPLAN	ELEVATION	DELIVERY	HOME SQ FT	BEDROOMS	BATHROOMS	GARAGE	AVAILABLE ADD ON	PRICE*	EARNEST DEPOSIT*
30	Sable 24-F2		Mid-Late 2026	2,080+	4	2.5+	2	Deck/Patio Option	883,990+	50,000

## SINGLE FAMILY HOMES, COLOR SCHEME 5

HOMESITE	FLOORPLAN	ELEVATION	DELIVERY	HOME SQ FT	BEDROOMS	BATHROOMS	GARAGE	AVAILABLE ADD ON	PRICE*	EARNEST DEPOSIT*
32	Sable 24-F2		Mid-Late 2026	2,080+	4	2.5+	2	Deck/Patio Option	883,990+	50,000

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