

Grenata Real Estate Trends

January 2026 Edition



40185 Grenata Preserve Place
Sold in 2025
\$3,000,000



Lisa Thompson

YOUR GRENATA EXPERT

Hunt
Country

Sotheby's
INTERNATIONAL REALTY

Grenata 2020-2025 Overview

Residential Sale

Closed

MLS #	Address	AbvGrdFinSF	\$/SqFt	Lot SqFt	Age	Sold Date	DOM	List Price	Sold Price	SP%LP
VALO393998	40828 Grenata Preserve Pl	5,419	\$264	131,116	20	03/05/2020	151	\$1,472,000	\$1,428,000	97.01
VALO408600	40989 Grenata Preserve Pl	5,323	\$240	131,116	20	07/13/2020	34	\$1,299,990	\$1,279,990	98.46
VALO413384	40650 Grenata Preserve Pl	6,054	\$330	135,472	20	08/31/2020	4	\$1,999,999	\$2,000,000	100.00
VALO419568	19631 Greenham Dr	6,861	\$286	132,422	20	01/22/2021	77	\$1,999,000	\$1,962,500	98.17
VALO428844	40471 Grenata Preserve Pl	6,861	\$266	246,114	20	02/05/2021	7	\$1,899,000	\$1,825,000	96.10
VALO441688	40780 Grenata Preserve Pl	6,010	\$300	144,184	20	07/16/2021	1	\$1,799,999	\$1,800,000	100.00
VALO2008686	40483 Grenata Preserve Pl	12,021	\$383	133,729	12	04/05/2023	523	\$5,995,000	\$4,600,000	76.73
VALO2045026	41085 Grenata Preserve Pl	5,695	\$378	131,987	20	05/17/2023	29	\$2,200,000	\$2,150,000	97.73
VALO2036088	40530 Grenata Preserve Pl	5,358	\$541	131,116	3	05/31/2023	8	\$2,899,990	\$2,900,000	100.00
VALO2049366	41086 Grenata Preserve Pl	5,403	\$370	136,778	21	06/13/2023	5	\$2,000,000	\$2,000,000	100.00
VALO2046068	19648 Greenham Dr	5,268	\$433	146,362	20	06/29/2023	28	\$2,349,000	\$2,280,000	97.06
VALO2053176	41031 Grenata Preserve Pl	5,602	\$375	130,680	20	08/28/2023	24	\$2,250,000	\$2,100,000	93.33
VALO2091664	41085 Grenata Preserve Pl	5,410	\$555	131,987	20	05/19/2025	1	\$3,000,000	\$3,000,000	100.00
VALO2084354	41235 Grenata Preserve Pl	6,441	\$419	168,577	10	08/06/2025	72	\$2,749,000	\$2,700,000	98.22
VALO2109768	40737 Grenata Preserve Pl	5,820	\$619	149,846	14	12/05/2025	27	\$3,650,000	\$3,600,000	98.63

* Sold By Lisa Thompson, Hunt Country Sotheby's International Realty



Coming Soon Myers Place
Leesburg, VA 20175
\$2,000,000



Under Contract in Beacon Hill
40521 Tim Tam Court
Leesburg, VA 20176
\$2,399,999

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Leesburg's #1 Luxury Realtor

Client Testimonial:

"I just wanted to take a moment to say thank you. Our home purchase truly would not have happened without you. From the very beginning, you guided us patiently, answered every question, fought for us when it mattered, and stayed calm through every twist and turn. Your professionalism and more importantly, your care made all the difference. We felt supported the entire way, and we're incredibly grateful. Thank you, thank you, thank you again for everything you did for us. We will always remember it and we will absolutely recommend you to anyone we know looking to buy or sell."
Karan and Komal



40650 Grenata Preserve Place
Sold in 2020 \$2,000,000



19631 Greenham Drive
Sold in 2021 \$1,962,500



40471 Grenata Preserve Place
Sold in 2021 \$1,825,000



40780 Grenata Preserve Place
Sold in 2021 \$1,800,000



41031 Grenata Preserve Place
Sold in 2023 \$2,100,000



41086 Grenata Preserve Place
Sold in 2023 \$2,000,000



19648 Greenham Drive
Sold in 2023 \$2,280,000



41235 Grenata Preserve Place
Sold in 2024 \$2,700,000

Lisa Thompson
YOUR GRENATA EXPERT

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Significant Sales in 2025



18102 Eaglesham Court
Sold \$1,825,000



17279 Count Turf Place
Sold \$2,100,000



17070 Winning Colors Place
Sold \$1,760,000 Buyer Representation



17181 Bold Venture
Sold \$1,550,000 Buyer Representation



17251 Winning Colors Place
Sold \$2,249,000



17042 Bold Venture Drive
Sold \$1,835,000



17009 Bold Venture Drive
Sold \$1,750,000



40954 Canter Lane
Sold \$3,188,519



22101 Evergreen Mills Road
Sold \$2,800,000

Call today for a complimentary consultation.

571.207.6580

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