



KRISTIN BOROSTYAN

*List with Kristin*

# Top 5 Neighborhoods in Alexandria Virginia

## NEIGHBORHOOD & SCHOOL CHEAT SHEET



### Old Town

- Pros: Historic charm • Walkable • Waterfront dining
- Cons: Expensive • Limited parking • Tourist traffic
- Home Prices: SF \$1.2M-\$2.5M+ | TH \$900K-\$1.5M | Condos \$500K+
- Schools: Alexandria City HS (B+ Niche)
- St. Stephen's & St. Agnes



### Del Ray

- Pros: Artsy vibe • Community events • Walkable
- Cons: Small homes • Low inventory • Parking tight
- Home Prices: Median \$865K | SF ~\$930K | TH ~\$760K | Condos \$550-\$600K
- Schools: Mount Vernon Elem (dual-language), Alexandria City HS



### Rosemont

- Pros: Tree-lined streets • Walkable to Metro • Quiet charm
- Cons: Competitive • Low turnover • Limited nightlife
- Home Prices: SF \$1.1M-\$1.6M | TH \$850K-\$1.2M
- Schools: George Washington MS • Alexandria City HS • Episcopal HS



703-888-9986

KRISTINBOROSTYAN.COM

KRISTIN.BOROSTYAN@EXPREALTY.COM

SMART MOVES START HERE!



# Alexandria VA Con't

## NEIGHBORHOOD & SCHOOL CHEAT SHEET



### Kingstowne

- Pros: Planned community • Pools & trails • Shops nearby
- Cons: HOA fees • Suburban traffic
- Home Prices: TH \$650K-\$850K | SF \$800K-\$1.1M | Condos \$400K-\$550K
- Schools: Lane/Franconia Elem (~8/10) • Twain MS • Edison HS (A rated)



### West End (Cameron Station)

- Pros: Newer homes • Cameron Station amenities • I-395 access
- Cons: Car-dependent • Traffic heavy
- Home Prices: TH \$750K-\$950K | SF \$900K-\$1.3M | Condos \$400K-\$600K
- Schools: Patrick Henry K-8 • Francis C. Hammond MS • Alexandria City HS



KRISTIN BOROSTYAN  
*List with Kristin*

*All home prices and school ratings are approximate as of 2025 and subject to change. Contact your local school for boundary information, and text Kristin for additional market updates.*



703-888-9986  
KRISTINBOROSTYAN.COM  
KRISTIN.BOROSTYAN@EXPREALTY.COM  
SMART MOVES START HERE!