

Blue Ridge Properties Wishes You Happy Holidays!

BLUE RIDGE PROPERTIES

CITY & COUNTY REAL ESTATE

See page 14



**Beautiful Log Home on
12 acres with Separate
Guest Cottage**



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FOR ADVERTISING INFORMATION: ROBIN C. HEIZER-FARRIS
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FREE
DECEMBER 2019

**Your Real Estate Guide to Rockbridge, Augusta, Bath, Alleghany, Highland & Botetourt Counties
Lexington, Buena Vista, Staunton, Waynesboro, Stuarts Draft, Buchanan & Verona**

Neither the advertiser nor Publisher will be responsible for misinformation, misprints, typographical errors, etc., herein contained.



James Wm. Moore
Real Estate Co.

28 South Main Street
Lexington, Virginia 24450
www.jwmre.com
540-463-7080



Happy Holidays!

Greystone Drive - 5 Acres of mature woodland in National Forest and close to Blue Ridge Parkway, Pedlar River, Panther Falls, and Lynchburg Reservoir. Private setting nestled in the Blue Ridge mountains with electric service available. Land lays extraordinarily well. **\$34,000**

Longview Meadows - 2.01 Acres Picturesque 2-acre residential lot in the coveted Longview Meadows subdivision offers long-range House Mountain views. Property is located on a quiet cul-de-sac surrounded by pastoral landscapes. Only minutes to downtown historic Lexington, Virginia, Washington and Lee University, and the Virginia Military Institute. Great mix of open meadow and forest. **\$44,900**

Cherry Ridge - 3 Acres Nearly 4 acre building lot in the highly sought after Cherry Ridge Estates subdivision offers elevated building sites with unmatched long range views of Rockbridge County's western mountain range. Conveniently located minutes from historic Lexington, W&L University, and VMI. State maintained road. **\$44,900**

The Greens - 0.50 Acres Great building site on gently rolling meadows in friendly and established neighborhood. Just a short walk to the Lexington Golf & Country Club. Deeded rights to private 3+ acre common area with beautiful fishing lake, meandering Woods Creek, charming footbridge and easy walking areas next to the LGCC golf course and lake. Lot lays great with opportunity for walk-out lower level. **\$49,000**

Meadowview Estates Lot - Elevated building lot with sweeping pastoral views minutes from downtown Lexington, W&L, VMI, and the Virginia Horse Center. Lot lays well and has the highest elevation in the neighborhood. Underground utilities including public water and sewer available. Ajoining lots also available! **\$49,900**

Boundary Line Lane - 8 Acres 8.77 acres has it all! Hilltop building site, mix of hardwoods and open meadow, spring, year round creek, and accessibility are just a few of the many features. Property provides an ideal setting for a single family home site or investment, as it is made up of four separate tax map parcels, which provides for easy future development potential. Approximately 100 feet of gorgeous stream on land. **\$49,000**

Forest Grove - 5 Acres Almost 6 acres located minutes from historic downtown Lexington, Virginia offers long range southern views with a highly desirable mix of mature hardwoods and open land. There are multiple options for siting your dream home. A small brook crosses the rear of the property. The property is located in the high quality Stagecoach Crossing neighborhood and its pastoral setting. Septic approved! **\$59,000**

E Ridge Dr. - 4 Acres Two separate building lots offered as one package! 4.7 total acres of gently sloping property located in a quiet country setting only 10 minutes from downtown Lexington with fiber optic internet accessibility. Perfect mix of open and wooded land with private, tucked-away building sites and existing well in place. Previously soil studies on each lot, current survey, and possible owner financing available! **\$64,900**

Twin Oaks - Wonderful Blue Ridge views will be yours from this 2.69 acre elevated building lot located in the Twin Oaks subdivision just 3 miles from Lexington. **\$68,500**

Saddlebrook Farms - 25 Acres Over 25 acres of mature forest tucked away in the mountains with private deeded access to Virginia's largest state managed Wildlife Management Area (Goshen/Little North Mountain WMA). The property boasts end-of-the-road seclusion, potential House Mountain views, and excellent wildlife habitat. Ideal tract for hunting and a cabin site. Property lays well and is easily accessible from downtown Lexington, Washington and Lee University, the Virginia Military Institute, and the Virginia Horse Center. **\$74,900**

Dogwood Estates - 4.79 Acres Gently sloping lot with wonderful building site in magnificent, mature hardwoods. Nice seasonal views of House Mtn. Great location in exclusive Dogwood Estates neighborhood. **\$79,000**

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30 Bayberry Lane

Luxurious home with one-level layout sited on almost 3 acres just minutes from historic downtown Lexington. Open, light-filled living areas are highlighted by custom wood floors, walnut trim and inlays, and Pella windows and doors. Gourmet kitchen with granite and butcher block countertops, Viking range, and vaulted ceiling with exposed beams. Stunning master suite with over-sized closet, soaking tub, double vanity, and heated towel racks and floors. Lower walk-out level offers full kitchen, gym. Three bay garage. **\$799,000**



12 Heritage Drive

Custom-built home on corner lot walking distance to the Lexington Golf and Country Club features 1st floor master, kitchen, study, dining, laundry and gathering areas for easy one-level living. Fully finished walkout lower level includes GR with stone fireplace, 2 BRs, BA, and kitchenette. High quality construction, finishes, and features throughout including poured concrete foundation walls, hardwood floors, whole house speakers, granite counter tops, and Ethernet cable ports. **\$639,000**



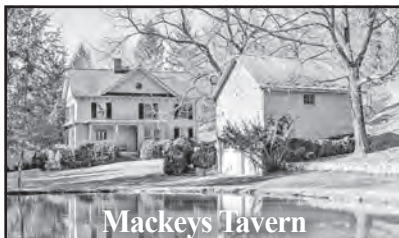
East Field Farm – 123 Acres

Historic brick residence on nearly 123 acres situated along Hays Creek in pastoral northern Rockbridge and comes fully loaded with premium, large-scale equestrian facilities including a 13-stall center-aisle horse barn with 2 tack rooms and 2 cross tie stalls, steel-frame indoor arena immediately adjacent to horse barn, & large outdoor fenced ring with excellent sand footing. 9 runs in 12 paddocks are surrounded by four board fencing. 3BR apt over detached 3-bay garage. **\$1,295,000**



Buffalo Run Farm - 133 Acres

Spectacular 133-acre farm in a picturesque setting minutes from Lexington has everything to offer for equine & outdoors enthusiasts alike. Escape to your private outdoor paradise with miles of trails, spring-fed native trout stream, abundant wildlife, & custom horse facilities. Spacious master suite & gourmet kitchen provide a luxurious living experience. Oversized garage and guest apartment. **\$1,495,000**



Mackeys Tavern

Located only 5 miles west of Lexington, this impeccably restored c.1770 stone tavern with frame addition completed in 1883 sits over 5 park-like acres overlooking spring-fed pond and year-round stream. 4 bedrooms/2.5 baths including a large master with exposed wooden beams and timeless wide plank hardwood floors. Stone steps lead down to the stone walled cellar with its commanding fireplace and thick chestnut mantel. Spacious living room, foyer, dining room, library, and updated kitchen. **\$599,000**



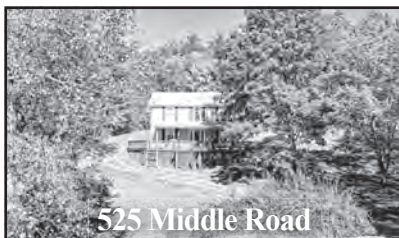
646 Padgett's Hill Rd - 62 Acres

Inveraray Farm offers a pastoral setting with long range mtn views less than 15 minutes from Lexington. Situated on a quiet country road, home features over 4,800 SF of living space in a highly functional and open floor plan with gourmet kitchen, 5 BRs, 4.5 BA, exercise & steam room. Property boasts 62+ acres of pasture and forest with large pond, mature landscaping, fruit orchard, and garden. 3 car garage with guest cottage and barn with hay loft, horse stalls, and tack room. **\$849,000**



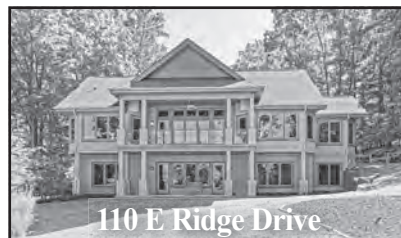
815 Ross Road

Stately brick Colonial situated on a hilltop setting offers mtn views, 5 bedrooms, 3 full baths, and 2 half baths. Updated open kitchen, expansive family room with vaulted ceiling, half bath, and laundry, formal living room with brick fireplace, dining room and den. Upstairs features 4 bedrooms, 2 baths including master suite. Lower level suite serves as separate living quarters with a large bedroom and en suite half bath, full bath, kitchen, den, and LR with FR and walkout access. Attached 2 car garage. **\$595,000**



525 Middle Road

Historic 19th century farm house with 3 bedrooms and 1.5 baths is situated on over 4 private acres. Recent renovations include kitchen, baths, flooring, laundry, and exposure of post and beam construction, providing an inviting interior while the park-like grounds and large deck/patio offer many opportunities for outdoor enjoyment. Accessory building was previously a duplex rental, now serving as generous storage space with lean to shed underneath. Two separate parcels! **\$215,000**



110 E Ridge Drive

Luxurious residence with upgrades in 2019 is privately situated on over 6 acres less than 10 minutes from downtown Lexington. All new gourmet kitchen includes top of the line appliances and custom cabinetry. Natural-light-filled great room features oversized fireplace. 4 bedrooms/4 baths, including massive main-level master and en-suite master bath featuring heated ceramic tile floor, Jacuzzi tub with inline heater, and his/her walk-in closets. Oversized 2 car garage. **\$735,000**

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Merry Christmas!



921 Providence Place

Stately brick very well maintained home located on a cul-de-sac in a quiet neighborhood, adjoining the 8th fairway of the Lexington Golf and Country Club. 4-5 bedrooms and 3 full baths. Formal living room and dining room are open and spacious. Large bright light-filled sunroom with floor to ceiling windows and hardwood floors. Granite counter tops stainless steel appliances and beautiful red oak cabinets offer an abundance of storage in kitchen. Family room is "the gathering place", with brick fireplace and built-ins. **\$449,000**



122 Mooreland Blvd

Prime elevated location offers breathtaking mountain views. Wonderful home with one level living and custom amenities. Partially finished heated walkout lower level currently used as a wood working shop and office with storage. Beautiful 2 acre yard with mature landscaping professionally maintained, and fenced garden. Large screened porch with maintenance free interior overlooks the private back yard. 1 small storage shed and one 24x24 equipment shed. **\$359,000**



10 Ponderosa Lane

Renovated American Four Square built in the early 1900's offers original woodwork and built-ins, tall windows, 10' ceilings and hardwood floors. Main floor offers a spacious kitchen, LR, DR, and full bath with laundry combo and flex space that could be used as an office or a main floor bedroom. Upstairs boast 4 large bedrooms and full bath. Long range Blue Ridge Mountain views from large wrap-around porch. Fruit trees and raspberries, as well as a spot for your vegetable garden. Invisible fence has been installed. Dual zoned heating and cooling. **\$269,000**



563 Mt Atlas Road

Lovingly restored farmhouse on 2.78 acres offers 3 bedrooms and 2 baths. Large kitchen and dining open to beautiful outdoor patio area. The main floor offers two living spaces, one could be an office or playroom while the other serves as living room. Rounding out the main level are a full bath and laundry. Second floor offers 3 spacious bedrooms, full bath, and a quaint office nook. Hardwood floors throughout. Dual zoned heating and cooling, full unfinished basement. Large workshop has 100 amp service, wood stove, and plenty of storage. **\$269,000**



77 Pinnacle Lane

Convenient and maintenance free living in this 3 bedroom 2 1/2 bath townhome. Hardwood floors, large eat-in kitchen with sitting area, living room, half bath, laundry, and plenty of storage on the first floor. 2 bedrooms, full bath and master suite with walk-in closet finish out the second floor. This townhome is just minutes to downtown, the Horse Center, Virginia Military Institute, Washington and Lee and I-81 and I-64 interchange. Nice views of the Blue Ridge Mountains from the large deck. **\$174,000**



2370 Walnut Avenue

Prime location for walking to the college and downtown. This brick ranch offers two separate living quarters. Upstairs is complete with 2 bedrooms and 1 bath, kitchen, living room with wood burning fireplace, laundry, bonus room/sunroom. Basement has 2 bedrooms, 1 bathroom, full kitchen and small living space. This is an ideal income producing property. **\$150,000**

Rona M. Bruce, ABR, GRI, CRS, e-PRO, Associate Broker
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Merry Christmas!



80 Buckland Drive

A Tom Beebe constructed, custom built Southern Living home on 5.34 acres. Architectural details including curved staircase, 10 ft. ceilings, white oak wood floors and custom doors. Living room with double sided gas fireplace into the den, office and dining room. Upgraded kitchen with marble and Virginia granite, stainless appliances and walk in pantry. Master suite includes curved tile shower, double vanities, oversized soaking tub and walk in closet. 4 garage spaces and tons of storage. **\$799,000**



6 Courtland Center

Situated on a cul-de-sac in the Providence Hill area, this gorgeous home has space galore and is an entertainer's dream! Main level hosts beautiful formal LR with fireplace, expansive kitchen, plenty of storage, dining area and FR with fireplace. First floor is home to idyllic master suite with sitting area, spacious bath and access to home gym. 2 large bedrooms with private baths on 2nd floor. Basement level has 2 bedrooms, full bath and walks out to the fenced in back yard. 2 car detached garage. **\$725,000**



282 Gray Fox Lane

Blue Ridge Mountain views! Home offers living room with fireplace, dining room, remodeled kitchen, family room with fireplace and sunroom. With four bedrooms, two full and two half bathrooms, this ranch style home hosts a wonderful one level living floorplan. A hunter and nature lover's paradise throughout the 22 acres. Plenty of wildlife abound and garden space comes in abundance. **\$635,000**



2645 Sterrett Road

Circa 1775, historic Sleepy Hollow, is truly a one of a kind property, located just outside the village of Brownsburg. Formal DR, eat-in kitchen and FR with expansive wood burning fireplace. 2nd level hosts library, formal LR, sunroom and master suite with remodeled full bath. 2 BR, office and full bath on upper level. Original details including an old milk sink, original beams, 7 fireplaces and gorgeous wood floors. Guest house offers 2BR, bath, kitchen and LR. **\$559,000**



2 Sellers Avenue

Charming, move-in ready Cape Cod home has so much to offer. Large living room with gas fireplace, formal dining room, updated cook's kitchen with eat-in area and built in booth seating and office with floor to ceiling built-ins. Light filled sunroom leads to back patio. 5 bedrooms, 3 baths, including an expansive master suite with remodeled bathroom and multiple closets. Just a couple blocks from downtown Lexington, W&L & VML. **\$499,900**



15 Grey Dove Road

Situated on a knoll to take in the lovely mountain views, this home in the Birdfield subdivision has so much to offer! Main level living hosts formal living room, dining room, eat-in kitchen and FR. First floor master suite includes wood floors, walk-in closet, full bath and private screened in porch. 3 bedrooms, 2 full baths and bonus room on second floor. Covered front porch, back deck, back patio and garden space. Garage access underneath house. **\$399,000**



11 Gaines Court

Located in the Country Club area, this 3 bedroom, 2.5 bath home is maintained and continuously updated. Spacious living room, office with floor to ceiling built-ins and a large FR with gas fireplace. Kitchen opens to dining and FR and offers great workspace and updated, stainless appliances. 2nd floor hosts 2 guest rooms, full bath and master suite with tray ceiling, walkin closet and en suite bath. Back deck and newly fenced in back yard! **\$329,000**



525 Taylor Street

Adorable craftsman style home offers a great floor plan, with plenty of living space. Living room has built in shelving, fireplace and wood floors. Large dining room with plenty of space, renovated kitchen to host updated cabinetry, stainless appliances, granite countertops and a cork floor. 3 bedrooms and a renovated full bath on 2nd level. Partially finished basement. Outdoor space on the covered front porch or back deck. Brand new roof! **\$325,000**



26 Brownsburg Turnpike

This home has been recently remodeled and is completely move in ready. Situated on 1.05 acres, this home offers living room with wood floors, updated kitchen, master suite, office and large family room. Some of the recent updates include: new roof, new HVAC, full house paint, new carpet, updated master bath and addition of half bath. Three outbuildings. Fully fenced back. Mountain views from this elevated wrap around deck! **\$214,000**

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Saddlebrook Farms - 24 Acres Secluded forest with private access to Virginia's largest Wildlife Management Area in the Kerrs Creek area. Property features phenomenal long range mountain views, mature timber, outstanding wildlife habitat, and private building sites. Ideal recreational tract for hunting or cabin. Property is located a short drive to historic downtown Lexington, W&L, and VMI. End of the road privacy! **\$87,500**

Thornhill - 3 Acres premium home site located just outside of Lexington's city limits offers exceptional convenience, privacy, and views. Accessed directly off of Thornhill Rd., property is minutes from the Lexington Golf and Country Club, historic downtown Lexington, W&L and VMI. Public water & sewer available. **\$96,000**

Sallings Mountain - 79 Acres Almost 80 acres of prime recreational mountain land with exciting elevation change and mature hardwoods on Miller Mountain. Property fronts on state maintained hard-surfaced road with entrance in place. Dense oak trees produce abundant food source for deer, turkey, and black bear. **\$99,900**

Brownsburg Turnpike - 36 Acres Almost 37 acres of private, well-laying property fronting on Brownsburg Turnpike in northwestern Rockbridge County. Property offers a number of superb building sites among towering hardwoods and rolling meadows. Existing road network provides accessibility throughout. Electricity on site. Ideal wildlife habitat and marketable timber. **\$159,000**

Bayberry Lane - 3 Acres Over 3 acres of prime unimproved land located seconds from historic Lexington, Virginia. Hilltop building site provides sweeping views, an ideal wooded/open mix, and public water and sewer. This is a rare opportunity to own a large, private lot with exceptional convenience. **\$175,000**

Hogback Mountain - 139 Acres of mountain wilderness in Rockbridge County adjoining the 33,000+ acre Goshen Wildlife Management Area. Prime hunting opportunities for whitetail deer, wild turkey, and black bear. Property lays well with accessibility on ATV trails. Recent survey, deeded right-of-way, and accessibility by 4x4 only offers great protection. **\$175,000**

W Midland Trail - 97 Acres Two story frame farmhouse is well-kept and could provide rental income or serve as a living space while you build your dream home on one of the many hilltop building sites overlooking the mountains of western VA. Expansive meadows lay well, providing opportunities for horses, livestock, and farming. Towering hardwoods offer habitat rich in wildlife. Kerrs Creek flows boldly through a corner of the farm, and a spring originates on the property feeding a small brook. **\$319,000**

Hops Hill - 97 Acres 97.76 acres of gently rolling upland pastures provide sensational views of the Blue Ridge Mountains and Falling Spring area of Rockbridge County. Located on a quiet country road in one of Virginia's most scenic farming valleys, this premier property includes a level hilltop building site, productive crop field, and nice wooded area. Existing well in place. **\$495,000**

Middlebrook Farm - 51 Acres Farm located near coveted Middlebrook with contemporary cottage designed to take advantage of breathtaking views of the Shenandoah Valley, Blue Ridge and Allegheny Mountains. Pastoral setting located close to modern conveniences in Staunton and Lexington. Productive open pastures and protected hilltop home site. Open floor plan captures natural light and provides long-range views. **\$499,000**

Forge Road - 5.19 Acres Irreplaceable business location located between Buena Vista and Lexington a short distance from I-81 Exit 188A. High traffic intersection with existing traffic control signal provides maximum visibility. Food Lion and CVS anchor neighboring shopping center. Approved access and public utilities available. **\$595,000**

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ROCKBRIDGE HIGHLANDS
REALTORS®

Real Estate Matters

The Rockbridge Highlands Realtors® Wishes
Everyone The Very Best This Holiday Season.



*Happy
Holidays*



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LONG & FOSTER REAL ESTATE
16 Gosnell Crossing, Suite 200 • Staunton, VA 24401



1251 Newport Road – Raphine

- Peace, quiet, fresh air and serenity!!!
- Almost 27 acres full of wildlife and seclusion
- 3127 sq ft, 4 bedrooms, 2.5 bathrooms, huge sunroom!
- 2 car garage, rocking chair front porch, mountain views!

ONLY \$550,000 (More land available total 97 acres for \$879,900)



145 Paige Street – Waynesboro

- Brand new home in Prats Run!
- 1803 sq ft, 3 bedrooms, 2 bathrooms, 1 level living!
- OPEN floor plan, gas log fireplace!
- 2 car garage, front porch and deck! (Photo similar to new construction)

ONLY \$319,900



UNDER CONTRACT

321 University Farm Road – Stuarts Draft

- BRAND NEW home on over 2 acres!!
- 3 bedrooms, 2 baths, 1560 sq ft OPEN floor plan!
- 2 car garage, covered front and side porch!
- One year builder warranty, HURRY!!

ONLY \$269,900



325 Cranberry Drive – Stuarts Draft

- Popular cranberry hills subdivision!
- 4 bedrooms, 2 baths, 2516 sq ft, unfinished basement.
- Updates galore, perfect for large family!
- 2 car garage, 1 acre lot with POOL!

\$349,900



UNDER CONTRACT

95 Lori Lane – Churchville

- Family sized home on 5 acres!
- 4 bedrooms, 3.5 baths, almost 3400 sq ft!
- Multi levels and in-law suite
- Mountain views, oversized garage!

ONLY \$399,900



2 Pelham Green West – Waynesboro

- Williamsburg style town home in Pelham!!
- 2119 sq ft, 4 bedrooms, 2.5 baths, semi open floor plan!
- Sunny and bright with skylights and vaulted ceilings!
- Garage, private deck/patio off sunroom!

ONLY \$239,900



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Wilhelm & Company Real Estate



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540-261-1717



14 Link Road
Leakington, VA 24455
NEW LISTING



MLS#134. Beautiful Brick home in Excellent condition offers great space, with 4 bedroom, 2.5 updated baths, Large living room with fireplace, Large dining room off the eat-in kitchen. Family room, recently updated screened sun porch, many updates in the last several years, roof, heating, windows, porch and more. Paved Driveway, 2 car garage, nicely landscaped and storage in home & storage building. **Call Barbara For more info.**

2712 Beech Avenue
Buena Vista, VA 24416
NEW LISTING



MLS #133932. Two story brick home near SVU. Double porches, great space, many updates. Storage building, off street parking all within walking distance to Southern Virginia University. **Priced at \$115,000. Please call Barbara for showing or for more information!**

TBD 0r dan Road
Buena Vista, VA 24416



NEW LISTING

MLS #134358. Hunters paradise. Beautiful 51.252 acres of land clear cut. Some really good level areas and rolling and wooded areas. Can be divided into three sections. Would be great for private home or subdivide with great acreage. Great for four wheeling or hunting. There is a 14.381 acres farm with house and pond that could be sold with this if desired for an additional **\$144,900.** Or make an offer for both. This was all one farm originally. Some info taken from tax record and plat. Any information of importance to be confirm by purchaser or purchasers agent. **Priced at \$239,000. Please contact Barbara for more information.**

1605 Oak Avenue
Buena Vista, VA 24416
SOLD



MLS#133085. Beautiful like new home, built in 2006. Lovely open flow with vaulted ceilings. Great windows for light. 3 BRs 2 BAs, large utility. Covered front porch and back deck. Nice level yard with mountain views. Storage. **Reduced \$159,800. Contact Barbara for more information.**

2266 Pine Avenue
Buena Vista VA 24416
NEW LISTING



Beautiful four bedroom plus bonus room with two bath and is move in ready! Offers fenced in yard and off street parking. There has been many recent updates to the home! A must see! **Priced at \$249,300. Call Barbara for a showing or more information!**

1410 Maple Avenue
Buena Vista, VA 24416
NEW LISTING



Great investment property!! Duplex offers nice size living room, kitchen, 2 bedrooms, utility and 2 baths. Currently leased. **Call Barbara for more details. Priced at only \$132,900.**

1066 Stoney Run Road
Buena Vista, VA 24416, **MLS#34475**



NEW LISTING

Old Farm house, needs some TLC, with Huge Great room addition, with Living room and dining area, just off kitchen, an additional large living room and one bedroom on main, nice size bath on main and two bedroom upstairs. Covered front porch, large side deck. Nice 3+/- acres lot. Shared well. One Mobile home parking lot with well will be divided from this property. For an additional cost, there is a possible 3-4 Mobile home lots available for sale. **Contact list agent for more details.**

423 Sycamore Avenue
Buena Vista, VA 24416
REDUCED



MLS #134103. Cute brick home, three bedrooms one bath with full basement. Needs a little TLC but would make a great starter or investment home! **Priced at \$115,000. Please contact Wilhelm & Company for more information.**

2562 Chestnut Avenue
Buena Vista, VA 24416
UNDER CONTRACT



MLS #134045. Peaceful cottage living in this family home or investment property directly across from the SVU campus! 3 bedrooms. Full basement with potential additional living space. **Priced at \$160,000. Please contact Barbara for more information.**

2111 Maple Avenue
Buena Vista VA 24416
NEW LISTING



Freshly painted inside, 5 bedroom, 3 bath home. Two car garage, off street parking. Large living room, eat-in kitchen, and dining room. And so much more! **Contact Barbara for more information. Priced at \$239,000.**

747 Wert Faulkner Highway
Natural Bridge Station, VA 24579



REDUCED

MLS #134305. Beautiful contemporary home situated on 1.93 acres park like with lovely Blue Ridge Mtn views. This home offers cathedral ceilings, exposed beams floor to ceiling windows in LR, fireplace, oak floors, large family room, updated kitchen and baths, 2.5 BAs, lovely master. Great space in basement offers office/BR, FR, half bath and large storage room. Updated HVAC and electric, great patio, deck, gazebo, garage, paved drive. This is a must see!! **Priced at \$230,000. Please call Barbara for more information. Owner wants offer.**

1215 Hawthorne Avenue
Buena Vista VA 24416
SOLD



Very nice ranch style home, with three bedroom one bath. This home features a new roof that was put on in 2016, and has been beautifully maintained. This would make a great investment or single family home. A must see! **Contact Wilhelm & Company for more information.**

Visit our Website at www.WilhelmAndCoRealEstate.com to view our Land, Commercial, & Rental Properties.



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BROWNSBURG - 3 story brick home built in 1794 with 18 acres. Original pine floors, carved mantles, transoms over several 1st floor doors and beautiful carved stair case. Original doors and locks with fluted trim, 3 bedrooms 2 baths and wrap around porch. 10 ft. ceilings on first and second floor. Barn with loft and shed for parking, asphalt driveway and parking area, shop building and large chicken house that would make a great studio. Many more features to this historic well maintained home in Brownsburg. **\$625,000.**



MOORES CREEK - 54.77 acres of gently rolling pasture affords premier hilltop building site(s) enjoying SPECTACULAR long-range views of the Alleghany Mountains, Green Hill and the iconic House Mountains of Rock-bridge County! Located on a quiet country road in one of Virginia's most scenic farming valleys is livestock friendly with fencing, barn, year-round stream and long road frontage. Picturesque setting with 3-bedroom 1-bath cottage offering opportunities for full-time living or on-site convenience while you build your dream home. Come check out the VIEWS and all this property has to offer for well below assessed value at only **\$289,000**



BLUE GRASS TRAIL - LOOK NO FURTHER FOR YOUR PRIVATE RETREAT! Prime recreational property consisting of 185.99 acres of wooded, rolling land with mature timber and open meadows. Exceptional privacy, abundant and diverse wildlife, small pond and hiking trails make this a HUNTERS DREAM. 3-bedroom cabin perfect for a weekend getaway or full-time living. Just outside Historic Lexington along the Blue Grass Trail and near the trout waters of Buffalo Creek. **\$449,000**



WHEATLAN DRIVE - RARE OPPORTUNITY - don't miss out on this awesome 4.3-acre elevated building site with long road frontage in the highly desirable Wheatlan community. Design your own custom build to take advantage of fabulous pastoral and Blue Ridge Mountain VIEWS in a quiet neighborhood surrounded by other quality-built homes. Convenient to Lexington, Buena Vista or the I-81 corridor. **All for Only \$179,500**



MOORES CREEK ROAD - Charming brick ranch with covered front porch on elevated 4-acre lot surrounded by mountains and farmland. All the features of home with large light-filled living room, dining area, 2 bedrooms & updated kitchen and bath. Lovely hardwood floors, freshly painted interior, replacement windows and updated electrical. Unfinished walk-out basement has single garage, ample storage and room for expansion with plumbing for 2nd bath. Mature landscaping, large deck, outdoor wood furnace and woodshed. A terrific buy at **\$169,000**



FLINT REALTY LLC



Mike Flint, Broker

540-377-6380 • 540-460-3460

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41 Otterbein Farm Lane

Spottswood, Virginia 24476

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Lana Nicely, Assoc. Broker

540-463-9520 • 540-460-7256

lnicely@ntelos.net



RUSTIC RIDGE - 5-bedrm 3.5-bath two-story traditional on elevated site enjoys unparalleled panoramic views of the Blue Ridge Mtns from the heated in-ground pool & covered porch. Nestled on 3.62 acs in the desirable Forge Road community just minutes from Lexington or Buena Vista & easy commute to points North & South! Thoughtful design features large living & dining areas on 1st floor & more casual ground level walk-out complement a large family room w/easy access to in-ground pool & pergola covered patio. 5th -bedrm & full bath offers potential for 2nd master or in-law suite. Separate office building with 5-bay garage is suited for home-based business or guest quarters. Come enjoy all the many amenities too numerous to mention and **PRICED BELOW APPRAISED VALUE AT ONLY \$549,000**



SOUTH LEE HWY - Come check out this cozy bungalow tucked away on 25 acres along the Route-11 corridor offers country living with just a short drive to Lexington or the I-81 interchange for an easy commute to Roanoke or Augusta. Features large living room, eat-in kitchen, 3 bedrooms and enclosed porch. Wood floors, vinyl siding, replacement windows. Great opportunity for first-time homebuyer or investor-buyer looking to add to their portfolio. **Only \$97,500**



SWOPE LANE - 49.58 acres with multiple home sites in a park like setting with panoramic views. Selected mature trees planted 25 years ago. Solid base all season tree lined driveway in place. Plenty of water for livestock with 2 creeks and 5 springs. Top of the line cattle handling building. Also sorting pens, run in shed and 5 separately fenced paddocks. Quick access to interstate 81 and located half way between Lexington and Staunton. **\$595,000**



ENFIELD ROAD 5-bedroom 2.5-bath brick ranch over finished walk-out basement on over half-acre lot located just steps away from Woods Creek Park & Trail & an easy walk to Waddell Elementary, W&L, VMI & historic downtown Lexington. Family room with freestanding gas fireplace, 2 bedrooms & full bath in lower level walk-out provides space for a growing family or apartment/in-law suite potential. Many recent upgrades incl heated sunroom, updated kitchen, flooring, new roof, replacement windows & updated baths. Detached workshop & storage bldg. Attractively priced at **\$219,500**



BACK DRAFT RD - enjoy the panoramic views from the front porch of this 3 bedroom 2-bath ranch on 7 partially wooded acres located just minutes from Rockbridge Baths and the Virginia Horse Center. Large living room with beautiful mountain views from the bay window, kitchen features oak cabinets and updated appliances, dining area adjacent to private deck for easy outdoor entertaining. 1st floor master and laundry. Full-unfinished basement offers potential for future expansion. Many recent updates including flooring, replacement windows, patio doors, and HVAC. Paved driveway, detached carport, storage shed, interior fencing and established fruit trees round out the package. Don't miss out on this lovely country property being offered for only **\$249,900**



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RAPHINE - Great investment property. $\frac{1}{2}$ acre(+-) corner office lot zoned B-1 with 130' of frontage on Raphine Road and additional frontage on Frost Lane. First floor leased to U.S. Post Office. Second floor 1 bedroom 1 bath apartment with living room and kitchen. Lots of parking area and 2 bay garage could provide additional income. **\$175,000.**



TURNPIKE ROAD: NEED SPACE come check out this 4-bedroom, 2 bath ranch on large lot in the highly desirable Collierstown community just steps away from Lake Robertson Recreational Area where you can enjoy hiking, swimming, fishing and more. Just a short drive from Historic Downtown Lexington this home offers one level convenience with living & family rooms, dining space and large master suite. Unfinished walk-out basement provides excellent storage or potential for future expansion. Wood flooring, fireplace, covered porch and meandering stream in a lovely pastoral setting. Make it yours for only **\$159,000.**



BROWNSBURG- The brick and frame building was originally built as a guest house in 1835 but was converted into a general store many years ago. At present it is an antique furniture store. Next door is the Brownsburg Post Office. It could be converted back into a 1 bedroom 1 bath home. It has a working fireplace in the lobby. Both properties have excellent rental history and are being sold together. **\$170,000**



LAND & LOTS

TOM ALPHIN 195 ac of woods & open pasture located at the base of the House Mt. Spring fed creeks, abundant wildlife & spectacular panoramic views **\$499,000**

SADDLE LANE - 2 adjoining lots consisting of over 10 wooded acs w/spring fed creek. Recreation bldg with electricity & flue for wood heat. 12'x24' storage building. Nice house sites or a great recreational property for hunting, fishing & camping. Includes deeded access to river. Your own private get-away! **\$50,000**

DONALDSBURG LN - 2.85 acre lot with elevated building site nestled in the rolling hills of Fairfield enjoys views of the Blue Ridge Mountains and surrounding valley farmland. Located in family-friendly Donaldsburg Hills neighborhood affords easy access to Lexington and nearby Augusta county. Reasonably priced at only **\$29,000**



SPRING VALLEY ROAD - CHOICE BUILDING LOTS on 28 wooded acres just minutes from Lexington! Nice road frontage with entrance in place offers easy access across in-land roads to multiple locations for a private getaway cabin or full-time home all with seasonal views. Easily subdivided with up-to-date survey offering two parcels. Prime recreational retreat consisting of wooded and rolling land with abundant and diverse wildlife is only 10 minutes from Lexington and near the trout waters of Buffalo Creek. Owner/Agent. **\$129,900**



Connie Clark
Broker/Owner
540.570.7157



Chy Clark
Realtor/Owner
540.570.7158

2 East Washington Street • Lexington, Virginia
540.463.7400 • connie@cityandcountyrealestate.com

Hope everyone has a Merry Christmas & Happy New Year!

FOX RIDGE – COVER LISTING



1196 White Rock Road

Welcome to Fox Ridge. This beautiful log home has it all with wrap around porch and balconies off the BRs. Private setting with distant views of the Blue Ridge mountains and seasonal views of House Mtn. Detached garage with bonus apt above that would be great for guests and a lg workshop. Vegetable garden, fruit trees that include peach, plum, apple, strawberry patch. All situated on 12 plus acres. A must see!! Contact for info. **Price \$399,900**

OWNER FINANCING



1239 Timber Ridge Road

Quaint little farm with lots of possibilities - farm house with 28 plus acres and barn - could easily be subdivided with as much road frontage as you have - come take a look!! Possible owner financing a big plus. **Price \$425,000**

ON THE RIVER –REDUCED



125 Furrs Mill Road

Wow right on the river - beautiful old two story home situated on the river with off street parking - nice large rooms and so close to downtown and schools. Great getaway home! Past Airbnb income **Price \$229,000**

SOLD



95 Maury Ridge Drive

LOOK AT THESE VIEWS!! Enjoy wonderful views of the Blue Ridge Mountains from your 2 story front porches. This home offers a great room, DR, kitchen, half bath and laundry on the main level. Upstairs you'll find a huge master BR with recessed ceiling, fireplace, aster bath with two sinks and a walk-in closet. Two more BRs that share a bath but each have their own sink. **Price \$359,000**

NEW LISTING



19 Hook Lane

Located on a dead end street off Main Street next to VMI. Charming older 2 bedroom, 2 bathroom home with enclosed porch and easy walking distance to downtown. **\$125,000**

NEW LISTING



112 Smith Street

Charming little 3 bedroom, 1 bathroom house near VMI, W and L and schools that is move in ready. **Price \$125,000**

REDUCED TO \$99,000



1514 Cedar Avenue

Charming brick rancher with French doors leading onto a back patio with off street parking. Full basement with additional bedroom and half bath. **Price \$99,000**



**Happy Holidays From
BLUE RIDGE PUBLISHING AND
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We Wish You a Safe and Wonderful
Holiday Season!**

BISHOP REALTY



459 Lee-Jackson Hwy.
Staunton, VA 24401
540-886-2313
1-800-296-2250

www.bishoprealty.net ♦ email: office@bishoprealty.net



NEW LISTING!-Buena Vista-Large ranch home with full walkout basement. Home features a large combination LR/DR/ Kitchen great room. 3 BRs, 2.5 baths. 2 gas log fireplaces. Basement with extra large family room with wet bar. 2 car garage. Large deck and rear screened porch. Outbuilding with lots of storage. Paved drive. All situated on 1.3 acres. Country living In the City. Close to University.



Staunton-Delightful 2 bedroom home with basement in Staunton's Skymont Subdivision. Landscaped yard and paved driveway with off street parking. You need to see this adorable home.
\$ 159,900. #595880



Staunton-Early 1900 Traditional 4 bedroom 2 bath home close to Historic Downtown. Home has many original features, wood floors and built-ins. Nice front porch to enjoy fall evenings. Off street parking. Cozy backyard. Priced at \$149,900. # 594782

BISHOP REALTY



**459 Lee-Jackson Hwy.
Staunton, VA 24401
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REDUCED!



Buena Vista– 1.5
Story home with 3
Bedrooms, LR,
DR, 1.5 baths.
Level lot with
fenced back yard.
Alley access. Also
included a 20x24
Workshop/
Storage building.
\$ 107,500.
#590989

UNDER CONTRACT!



Staunton–2 Story home with 4 BRs, LR, DR, Eat-in Kitchen, bath.
Above grade unfinished area for lots of storage or potential to
add more finished space. Needs some TLC. **\$39,900.**
#585151

LAND



Stuarts Draft—19 acres with high visibility
near the intersection of Rt.608 & Rt.340.
Frontage on 2 streets. Public utilities
avail. **\$550,000.** **#55277.**



Looking for that perfect building site. 20 acre
building site located in the Riverheads Dist..
Beautiful Mountain views. Road already in-
stalled & septic approval. **\$225,000.** **# 570740**



MINUTES FROM STAUNTON–You will enjoy the privacy of this 20.48
acres. Acreage is partially wooded and partially open with a
stream. Fenced. Plenty of room for livestock. Centrally located on
Barterbrook Rd. and just a short drive to Augusta Health, Staunton
or the Interstate. If you are looking to build, then this is for you if
you are looking for privacy close to town. **MLS #591275 \$219,900**

STAUNTON–Commercial Lot zoned General Business. Public
water & sewer at lot. Road frontage on Lee Jackson Hwy. ap-
prox. 1/2 mile south of the Staunton Mall. O/A **\$ 265,000.**

STAUNTON–1 acre lot off end of Gay St. **\$ 22,000.**



Staunton–Lot zoned Business, located just off
Greenville Ave.. Approx. 50' x 150'. Older house
on lot in poor condition. Property offered as lot
only. Utility hook-ups in place. O/A **\$ 39,900.**

FRESH

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12187 SAM SNEAD HWY, WARM SPRINGS, VIRGINIA



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Tanner Seay

(540) 968-3921 dtseay94@gmail.com



TEABERRY WOODS 2970 MUDDY RUN ROAD WARM SPRINGS 9.49 acres adjoining the National Forest with an attractive mountain stream small pond and woods trail. This expertly rebuilt home exudes quality craftsmanship throughout! With over 2250 square feet of living space on the main floor, there is an equally spacious partially finished walk out basement. Three bedroom, two full luxury baths and a kitchen and living area found in only the finest properties. Many interesting details from the Brookhaven cabinetry, high end appliances, tile and hardwood flooring to the Canadian wood stove! There is a massive attached two car garage, screened porch and backup generator. **\$394,500**



SOLD

580 VIRGINIA AVENUE Custom built home on 17.59 acres fronting Mill Creek in an outstanding location! With almost 3000 sq ft of living space, this is a property that has it all. Oversized great room with an abundance of natural light, exposed stone fireplace and private views of the stream. Cozy living area, furnished kitchen and a master BR with its own deck on the water! There is plenty of room for the entire family and friends with 5-6 BRs, 2 1/2 baths and room to roam. Many tasteful updates including a new ICP HVAC system, public water, septic system. The grounds house a myriad of attractive and functional outbuildings, and there is enough land for divisions or animals. Fish for trout off your private pier, take aim at your own shooting range, or just relax on the beautiful deck by the water. **\$389,500**



SOLD

207 ACRES WITH LONG NATIONAL FOREST BOUNDARY! Extreme privacy with this mountaintop camp surrounded by George Washington National Forest. Outstanding vistas from the 1232 sq ranch house built in 1991 with a local stone fireplace in the large living area, open kitchen, three bedrooms and one and a half baths with heat pump. Enjoy complete solitude from the deck and watch the unbelievable variety of wildlife. May be sold furnished. Multiple interior trails, steep terrain, but not timbered. **Offered below assessed value at \$329,900!**



TBD MILL CREEK ROAD. 10.929 acres fronting Route 640 in the Mill Creek Valley! Adjoins the Walker Mountain National Forest Tract on two sides, excellent topography, expired conventional perk site and no restrictions. Very nice affordable parcel in great location.



TBD DISTANT LANE 210 exciting acres near Mill Gap VA! Mostly wooded with some open acreage (30 +/-), the ultimate secluded property, reached by deeded easement and rising to the top of Back Creek Mountain at elevations over 3800 feet. Expansive views of the valley, trails, small spring streams and even old orchard trees. Improved by a storage building, gravity spring and installed two bedroom conventional septic system. Perfect location for hunting/hiking and the weekend retreat. **\$359,900**



317 ACRES IN MOUNTAIN GROVE The Bonner Tract is a landmark property in western Bath. The acreage is a combination of bottomland with long fertile frontage along Little Back Creek to game-rich woods rising to the top of Little Mountain with full National Forest frontage. Divided by Mountain Valley Rd (Route 39), includes circa 1900 frame farmhouse (317 Gatewood Dr) and multiple outbuildings in varying states of repair. The majority of the property is under a conservation easement with designated building envelopes. Serene location in a quaint, idyllic community. Close to Lake Moomaw and eastern WVA attractions. **\$489,900**



TBD MCGUFFIN ROAD WARM SPRINGS! 26.837 acres of fields and woodland with almost 500' of frontage on Chimney Run! Excellent residential and potential equestrian site only minutes from Warm and Hot Springs. Situated in the Brookside Land Trust, this tract has the potential for 8-10 acres of good grass, a potential large pond, in a secluded setting with views! Public water to the site, electrical service, conventional perk certification letter and a wonderful interior road system. Established neighborhood with protective covenants, yet a comfortable rural setting. **NEW PRICE \$169,900**



23.70 ACRES ON MILL CREEK! Long road and creek frontage on this wooded parcel in the Mill Creek Valley. Protected by a Conservation Easement, this tract allows one home with auxiliary buildings and no subdivision. Fish for trout in your own backyard, or hike to the National Forest on a deeded 10' walking easement. Beautiful location and wonderful potential home or camp site. **\$99,900**



CAT AND OWL This successful business has operated as an iconic restaurant for over 46 years. Treat yourself to this dining tradition, as it remains open and fully operational while being marketed to the future owner. Operating hours are Tuesday - Saturday from 5:00pm until. Located just south of the high traffic Exit 21 on I-64 West at 110 Karnes Road Low Moor, between Clifton Forge and Covington, just 34 miles from Lexington, 35 miles from Fincastle and 30 miles from Lewisburg, West Virginia. The restaurant, with an upstairs apartment, is situated on 3+ acres with easy access and great visibility from I-64. Get acquainted with what this property offers online at catandowl.com, and be sure to visit Yelp and TripAdvisor for the outstanding reviews! **Unbelievably priced at \$239,900!**

Please visit us at www.freshstates.com for a complete inventory list of Bath, Highland, Rockbridge and Alleghany Counties as well as contact information for our outstanding and experienced agents in these select areas.

FRESH Estates & Country Properties, Inc.

Visit our second office location at
245 West Main Street Covington, Virginia



92 KINGTOWN LANE Why pay rent when you can own this adorable two bedroom, one bath cottage in an incredibly convenient location? With 890 sq. ft. of living space, the room count also includes living room, dining room, kitchen with appliances, and breakfast nook. There is a one-car detached garage, picnic shelter, fenced yard, oil furnace, public utilities, and off-street parking. **Only \$87,000**



JACKSON RIVER FRONTAGE accompanies this cute weekend camp at 514 Dunbrack Circle near Covington! Built in 1962, this four room, one bath dwelling has an attached 23x16' screened porch and deck overlooking the river. Fully equipped kitchen, well kept with well and septic. Wonderful recreational opportunity with direct access to the increasingly popular Jackson River Scenic Trail. **\$99,900**



23635 SAM SNEAD HIGHWAY. This 2027 sq ft unique, stone ranch house, located 10 miles north of Warm Springs, is situated on almost 8 acres with a National Forest boundary. This exceptional property has lovely views of mountains, pastures, and the Jackson River. The house has several interior walls of stone, cathedral ceilings, exposed beams, and large stone chimney with wood stove. The room count includes two BRs, two BAs, kitchen, LR, DR, breakfast room, sunroom and mudroom. Outside, there are stone walls and patios, and a large 48'x45' barn. Property is bank owned and priced well below tax assessment. **Only \$129,000**

FRESH ESTATES PARTIAL LAND LISTINGS

2.76 ACRE WOODED LOT IN MILLBORO Located on either side of Huffman Hill Road (Rt. 704), this beautiful wooded lot is now available. Elevated site with entrance and driveway in place. PSA sewer and water are available. Walking distance to downtown, schools and pool, yet private. Great location! **\$15,000**

NATIONAL FOREST! 1.84 acre site adjoining the National Forest with road frontage on Route 614 near Burnsville. Wooded, small wet weather creek and level cabin site. **\$25,000**

10.11 ACRES LOCATED IN THE VILLAGE OF MILLBORO. Accessed off of Crooked Spur Road (Rainbow Hill Drive), there is a new access road serving this wooded tract. The land has very gentle topography, mature woods and a great setting for a home or future homes. Ideal home site, camp site or investment. **\$39,900**

4.63 ACRES with deeded National Forest access is a highlight of this wooded tract in the Mill Creek Valley. This wooded acreage has a new 300' well, has been previously approved for a conventional three bedroom septic system and is within easy walking distance to the National Forest. Very nice topography and nice views to the south. **\$39,900**

1749 RIDGE ROAD 11.33 acres fronting route 635 (Ridge Road) near Millboro. Outstanding private location and building site that includes an installed 3 bedroom septic system, existing well and very nice **SOLD** wooden storage building. Long road frontage, and private location ringed by woods with established driveway. **\$69,900**

276 INTO THE WOODS DRIVE 20.80 acres of woodland fronting Route 640 in the Mill Creek Valley! National Forest access, small camp/storage building, underground electricity and small intermittent **SOLD** gorgeous tract! **NEW PRICE \$79,900**

POTTS CREEK ACREAGE (BOILING SPRINGS) AREA OF ALLEGHANY COUNTY Enjoy beautiful views from this 29.59 acre parcel with Route 18 frontage. Property has approximately 4 acres of fields and borders Crowder Hollow Road and Ben's Run Road. Land offered on Route 18 (Potts Creek Road) is a rare find. **\$88,500**

46.61 ACRES in the Horse Mountain Conservation area! This interior wooded tract has beautiful topography and grants access to over 1300 acres of hunting/hiking private land. New road with protective covenants. Fantastic buy! **\$100,000**

132.77 PRIVATE ACRES ADJOINING NATIONAL FOREST! With frontage on gated Jingling Rocks Road in western Alleghany County, this Peter's Mountain acreage is under a detailed forest management plan. Perfect hunting/recreation tract offering privacy, game patches and an interior road. Remote access, beautiful views and 2600' elevation! **\$165,000**

35.94 ACRES OF FIELDS AND WOODLAND in a protected, secluded setting near Goshen. Convenient location to Lexington, Warm Springs and Staunton, this tract offers sunset views, enough open land for a small farm or horses, elevated wooded home site and adjoins National Forest! This tract and adjoining properties are protected with deed covenants, and no HOA or fees! Awesome views! **\$189,900**

TBD JACK MOUNTAIN TRAIL 229.7 acres of recreational woodland located on the old CCC road just North of Burnsville off Route 609. Excellent hunting and relaxing location that is remote yet accessible. Perfect for a family compound or hunting camp with fishing in nearby Williamsville. Own a large acreage tract in Bath for a very reasonable price! **NEW PRICE \$259,900**

BUCKHORN! Varied lots in the ever-popular Buckhorn area of Alleghany County. Less than 30 minutes from Lexington and convenient to all Alleghany County has to offer, this area has protective covenants, National Forest and Cowpasture River access great for both a weekend retreat or permanent residence. Come build your dream vacation home or permanent residence in this beautiful mountain community. **See web site listing under Alleghany County for pictures/pricing/plats/covenants.**

Please visit us at www.freshstates.com for a complete inventory list of Bath, Highland, Rockbridge and Alleghany Counties as well as contact information for our outstanding and experienced agents in these select areas.



Kimberly Hostetter
540.460.9182
hostetterkimberly@gmail.com



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15 MAURY HILLS DRIVE

\$419,900

Picturesque cabin situated on 6.47 acres with a pond and located in the desirable Rockbridge Baths area. This custom-built home provides 3 BR, 2 BA and an open floor plan concept. The Great Room boasts of twenty two foot exposed beam cathedral ceilings and is ideal for versatility. Newly remodeled kitchen designed to maximize the space and features custom cabinets, quartz countertops, double ovens, and an oversized sink basin. Enjoy views of the Blue Ridge Mountains, right across from the Maury River and only 5 miles from Goshen Pass.



1096 COLLIERSTOWN ROAD

\$227,500

Cottage on the hill! This sweet 3 bedroom, 2 bath home is full of charm. Move in ready with several recent updates some of which include newly refinished hardwood floors, recently installed laminate flooring, new bathroom vanity new microwave and refrigerator. Centrally located in Rockbridge County less than 5 miles outside of town and situated on 3.5 acres. Some exterior amenities include: storage building, rear deck and front porch which is a great place to enjoy the spectacular mountain views!



2936 LOMBARDY AVE

\$129,950

Charming Gambrel style home offering 4 bedrooms, 2 baths and approximately 1600 sq. ft. of living space. Centrally located in Buena Vista near Southern Virginia University. Recently painted and newly refinished hardwood floors. Sale is subject to lease through July 2020.



163 W 29th St.

\$169,950

Investment Opportunity: Multi-Family Triplex centrally located in Buena Vista near Southern Virginia University. Consistent rental income for all three units is over \$2,000 per month. Units include a one bedroom, one bathroom efficiency (Unit C). Single story two bedroom, one bath (Unit B) and a two story, two bedroom, one bath (Unit A). Shared laundry area and ample off-street parking.



222 E 35th St.

\$88,000

Move-in ready Ranch style home. Offering 960 sq. ft., 3 bedrooms, 1 bath. Many recent updates some of which include: remodeled kitchen (2014), cabinets, countertops and tile floors, laminate flooring in living room, new paint in living room, solid wood interior doors, remodeled bathroom, updated windows, plumbing, vinyl siding, shingle roof, and heat pump. Fenced in back yard, rear patio and newly poured side concrete patio, ample front and rear off street parking and a 10x12 storage building.

www.lexvarealestate.com



I love every aspect of real estate! I love our beautiful Rockbridge County, helping people in transition in their lives, and enjoy making "deals" happen. If you need real estate services, give me a call. I'm sure I can help you and have fun along the way!

Paula Martin
Realtor®, Assoc. Broker



Check out more of my Home and Land listings at:
www.YourRockbridgeConnection.com

3097 South Lee Hwy.

NEW PRICE

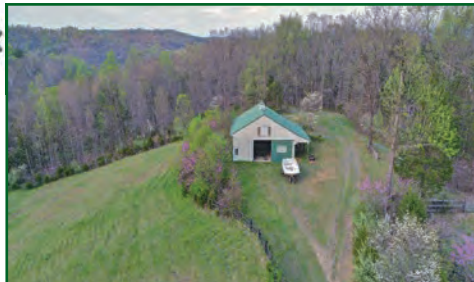


13.0 acres

\$419,000

Historic, Victorian Country home, Circa 1895. Significant renovations and updates have been completed by the owners. The home is also graced with a bold spring, gardens, shrubs and flowering trees.

- Circa 1895 Victorian country home
- 36' x 36' 4-stall barn/ 100' x 200' training ring
- 2,750 sq. ft. - 3 bedrooms, 2.5 baths
- 13 acres fields, forest, spring



**155 Henry Hill Dr.
Lexington**

10.68 acres

\$850,000

All homes are "built", only a special few are "crafted". Luxurious, spacious and solidly crafted to serve many generations. This uniquely designed home personifies "Elegance".

- Custom built in 2005
- 4 Bedrooms, 3.5 Baths
- 4,350 finished square feet
- 3 bay garage, 2 screened porches, decks
- Unparalleled mountain views



Call Paula today! Tell me what you're dreaming about!
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Information is deemed to be reliable, but is not guaranteed

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"A Very
Merry Christmas to All"



Reduced Price

1935 Borden Grant Trail



Attention Horse Lovers!

Bring your horses and come to beautiful Rockbridge County, VA! This impressive, quality home at the end of the long driveway includes an open, bright Great Room including Living room with f/p, Dining room & Breakfast area with access to attached dbl. garage, patio at rear & full basement below. Three Bedrooms & two Baths complete the one level living home. There is a 30'x 72' six stall barn. The property is totally fenced w/cross fencing incorporating 4 separate open pastures One can enjoy the sun rise over the Blue Ridge Mountains from the long, 4 column front porch with your morning coffee! Conveniently located just minutes from Historic Lexington and The Virginia Horse Center.

Offered at ~~\$650,000~~. \$630,000



New Price

115 Drew Road, Fairfield, VA

Two story home on 5.2 acres in picturesque setting of mature landscaping and surrounding natural beauty. Home boasts of Mstr. BR with 3 additional BRs and 3 BAs. Traditional LR and DR arrangement and eat-in kitchen with adjoining Den. Recent upgrades of granite counters in kitchen, solid wood floors and roof done within past 6 years. Full BSMT. includes family room, BR & BA. Attached Dbl. garage and 24'x32' workshop with 3 roll-up overhead doors

\$370,000.



SOLD

11+ Acres

80 Valley View Lane, Fairfield, VA

Escape to this quality built, 4BR, 3BA, 1 level-living ranch with open floor plan. Vaulted ceiling great room includes an informal LR, a gourmet Kitchen/Dinning Area with F/P. Glass French door open to a full length deck at rear affording a perfect home for entertaining, or just hanging out enjoying the beautiful countryside, cavernous bsmt plumbed for future expansion. Private, tranquil setting. This is IT!

Call for a viewing. New price \$315,000.



Big Reduction

9+ Acres

258 Back Draft Road

Just outside of Rockbridge Baths locates this unique 3 BR, 2 BA ranch home affording a tranquil, private setting. Includes LR w/rock f/p, DR w/ access to a charming sun room as well as kitchen to delight any chef and a bright breakfast nook. The partially finished basement includes, sleeping area, 1 BA, wood stove, game room, workshop and LOTS of storage. 1 Car attached garage and 3 sheds/workshops on property.

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Historic estate located just 2 miles from Lexington, upstream along the Maury River, this 50 +/- acres sits atop a high meadow with views of farmland, the Blue Ridge, and a perfectly framed House Mountain. This significant and well maintained home (ca.1815) has 3 bedrooms, 2 baths, updated kitchen, and wide center hall. A stone cottage, with bedroom, bath, and kitchen, predates the house and sits nearby. Riding ring, stable, outbuildings, pasture, hayland, and woodlands compliment this most unique property and setting. \$2,200,000



421 Honeysuckle Hill

This classic brick home on 1.6 acres, built in 1939, has been meticulously cared for with many custom updates. The kitchen, with custom cabinetry, opens onto the private patio area. The dining room opens up to the outdoor living area with stone walls and garden beds looking out over the yard. The master bedroom on the second floor also overlooks the backyard and has a custom bathroom. The home has four bedrooms, four baths, and additional living area with office space in the basement. \$749,000



100 Boston Run Lane

Beautiful 23 acre horse farm located in the Shenandoah Valley 15 minutes from the Virginia Horse Center. The expansive 28 horse barn stall has a wash rack, tack room, feed room, and full bath. The other amenities include 2 sanded outdoor riding arenas, 190'x90' & 300'x120' and an indoor arena 60'x60'. The 3 bedroom 2 bath home overlooks the barns and 7 paddocks. Conveniently located between Staunton and Lexington with easy access to I81/64. \$599,000



584 Tye River Turnpike

Great home located in Vesuvius, VA nestled among the Blue Ridge Mountains. This solid built 4 bedroom, 1.5 bath brick home has almost 5 acres that can accommodate livestock with a stream providing ample water. Conveniently located minutes from the Blue Ridge Parkway. \$189,000



4614 Maury River Road

Beautiful 1850s home, in the village of Rockbridge Baths, is situated on Hays Creek. The well maintained home is surrounded by mature gardens that have been meticulously landscaped. This 3 bedroom, 3 bath home has a formal dining room, eat-in kitchen, large family room, and a bright sunroom. Other amenities include a detached 2-car garage with large storage area, in-ground pool, and a gazebo! \$399,000

LAND

Sterrett Road: 1.6 acres zoned B-1 located off I81 at Exit 200. Public sewer/water available as well as High Speed Internet. Fronting on Sterrett Rd(710) accessed via 50' ROW that is paved and shared with McDonalds/BP. \$119,000

Cedar Creek: 35 acres on Cedar Creek just upstream of the Natural Bridge. Long boundary with game rich 1400 acre Natural Bridge State Park. Recent survey and platted, conventional drainfield sites on both parcels. \$125,000.

Lions Court: Excellent opportunity for a Residential Development in the City of Lexington. Approved 7 Lot Subdivision with street, curb, water and sewer in place. \$349,900

Hollow Lane: 16.61 acres located West of Historic Lexington. Old Logging road leads up to the elevated building site looking at House Mountain. The land has been approved for a four bedroom drainfield. \$73,000

Lot 6 Ridgeline Way: From this 9 acre wooded site, located at the end of the private road, you can see the Blue Ridge Mountains to the East and the Allegheny to the West. \$89,000

Wind River: 3 separate lots with use of private 3.8 acre tract & 5,000' of river frontage. \$65,000 each.



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4674 Maury River Road

This Victorian style home, circa 1875, overlooks Hays Creek and the village of Rockbridge Baths. Situated on nearly 4 acres, this fanciful home sits well back from the village road and is nestled among tall trees and mature landscaping. The Foyer opens to a grand staircase with Living Room, Dining Room, Country Kitchen, Family Room, & Library on first floor. Five large Bedrooms grace the second floor. Additional dependencies include an old Greenhouse and Stable. \$398,000



5552 Plank Road

Privately located on 332+/- acres, this mostly wooded property has a country cottage and garage apt. with numerous green features, on the edge of a 10 +/- acres meadow. A restored farm home is tucked away on the mountain. This protected property shares long boundaries with the 4232 ac. Short Hill Wildlife Area. \$575,000



592 Wesley Chapel

Magnificent setting! This home is located just minutes from downtown Lexington! Three bedroom three bath brick ranch, located on 8.55 acres. The home offers two fireplaces, hardwood floors, family room, sunroom, work shed and mature landscaping. \$264,900



223 N. Lewis Street

This unique building is just waiting for a creative buyer. Constructed as a school building in 2014 with a conditional commercial usage, it is two levels of large mostly open space. Each level has a half bath and kitchen sink w/ cabinet. Upper level has soaring ceilings and a large storage closet. Lower level has a separate entrance. Solid no maintenance construction on .372 Acres. Zoned R-1. \$295,000



52 Foliage Lane

Remarkable historic home c 1850 log structure surrounded by enchanting outbuildings, large trees and gardens. The home is 3000 SF and this farm includes a charismatic unfinished country cottage with a lot of potential to be revived. Forty plus acres of pasture with Blue Ridge views to the east, a horse barn, spring house, chicken coops, workshop and carports. Extremely private and only 7 miles to downtown Lexington. \$750,000



Walkers Creek Farm

With immense views of private meadows and nearby mountains, this 359+/- ac. farm is unique and beautiful. There is abundant water in the form of creeks, large springs, and a lake; fully fenced pastures; and forests for wildlife, diversity, and shade. The sights and sounds of Walkers Creek are delightful near the large farmhouse, which dates back into the late 1800's. There is also a bank barn, granary, and vintage outbuildings. Privacy, seclusion, and grazing potential are stellar. \$1,595,000



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802 Bowyer Lane

Classic brick house located on 0.92 acres in the Providence Hill area of Lexington. This home offers a gracious entrance, spacious LR with fireplace, DR, cozy breakfast room, family room and half bath on the main floor. LR opens onto a lovely covered porch and brick patio. Upper level features a master bedroom with full bath, 3 additional bedrooms with a spacious hall bath. Additionally this house offers a lower level laundry room with a separate one bedroom apartment with a great room and fireplace, galley kitchen and full bath. Apartment has an exterior entrance allowing for privacy. \$480,000



80 Goodview Drive

Wonderful Views of the Blue Ridge from this 3 bedroom, 2.5 bath log home. Enjoy the cozy woodstove in the Great Room with soaring ceilings. The home offers a master suite on the first floor, screened porch, front porch and rear deck for outdoor living. 2-car detached garage all on 6 acres of partially fenced and beautifully landscaped grounds. This home is roomy and inviting and would make an excellent family retreat. Convenient to both Historic Lexington and Staunton, VA. \$395,000



South Buffalo Store

Country stores have been the backbone meeting and convenience stops in rural America since the days of the Founding Fathers. The South Buffalo Store is offered for sale with complete inventory, Parking for more than 10-15 vehicles. Gas furnace and woodstove heat, along with heat pump cooling system. Property includes close to 1 acre, spring water rights and two dusk to dawn lights. Also serves as a check station during bear season. \$115,000



99 McCurdy Lane

This large RIVERFRONT home sits on over an acre on the Maury River. This is a perfect retreat for the family who loves hiking, biking and water sports. A great place to entertain, the Lodge has 4 bed/bunkrooms, office, family room or dining hall and a huge great room that opens to the sunny deck riverside. Laundry, mudroom and 2 full baths, woodstove and gas fireplace. Of course there is a firepit down by the water's edge. This house had been renovated and just needs some cosmetic finishes. Just 15 minutes to Historic Lexington and close to the famous Goshen Pass. \$345,000



168 Cedar Creek Road

The perfect combination that everyone is looking for near historic Lexington. Two creeks, pasture, views and mature woodlands. Eastern pine logs, large great room (18x32), Mannington floors, cherry kitchen cabinets, and an in ground heated swimming pool. Christians Creek and Cedar Creek run through the farm and property adjoins state game commission lands. Protected in perpetuity by VA Outdoor Foundation Conservation Easement. 12 miles south of Lexington. \$675,000



1455 Brownsburg Turnpike

Beautiful home with charm and comfort all around. Enjoy spectacular eastern distance views from your full length front porch or enjoy the solitude and wildlife found looking over the pond from the back porch on this 70 acre farm. Open floor plan home features 40' vaulted ceilings and comfortable layout including 3 bedrooms and 2 full baths. This horse farm is immaculately maintained and creates a fantastic flow with great ease amongst the numerous amenities this property features. There is also a 950 SF office/guest cottage \$785,000



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The Castle

Built of stone with a later stucco facade, "The Castle" retains beautiful period features while providing modern, light filled office space on both the 1st & 2nd levels. The 2nd level can also be used for that highly sought after downtown loft apartment w/ LR, separate kitchen, laundry area and bedroom connecting to a full bath. A balcony on the upper level and an enclosed porch on the 1st level both overlook the private gardens of the historic Campbell House. **\$359,000**



Pinehurst

Elegance, a well thought-out and convenient one-level floor plan, spacious rooms, low maintenance exterior, deep wrap around porches, lounge worthy sun room, landscaped grounds and private backyard with pastoral views make this 4 bedroom custom home near the Country Club a must see.

Exceptionally priced well below value at \$499,000



6 Chapel Road

This fully renovated former country store/RR commissary makes a lovely home with the possibility of using its setting at the centerpiece of the Arcadia community for a commercial venture by capitalizing on hikers, fishermen, kayaks, hunters and recreationalists who frequent the nearby Appalachian Trail, National Forest, James River, creeks and trails. Getting there is easy with I-81 and Rt. 11 only a few miles away. **\$279,000**



Edgewood

On a cul-de-sac at the end of Edgewood Drive and with wonderful views of the Thornhill area and distant mountains, this home is only 2 minutes to downtown Lexington but feels like a country chalet. Significantly reduced price allows buyers to add their own signature touches and upgrades but

comfortably usable as is. **\$330,000**

LOTS OF LOTS FOR SALE



497 Boyd Street

Nice Brick Ranch in Buchanan, SW Virginia's very own Mayberry. New roof, new furnace and new kitchen laminate flooring in 2019. Plus great in-town location within 2 blocks of public access to James River. Walk out basement partially finished.

Lots of space for a great price. **\$139,500**



TBD Ridge Rd

This pretty mostly wooded tract consisting of approximately 20 acres but for an additional price could be adjusted to 24+/- acres. Nice views, great convenience to Raphine/Staunton and Lexington area. At least 2 nice home sites with good frontage on Ridge Rd. Some trees could be removed to further open views and allow for pasture for livestock. **\$119,000**



TBD Wert Faulkner

67.45+/- acres of the finest hunting and recreational land in Rockbridge Co. Fields, woods a spring fed watering hole and a network of trails throughout the property, plus a gradual grade which levels out at the top make this the place to enjoy the great outdoors. The property joins the National Forest opening up thousands of more acres. Long road frontage affords the opportunity for numerous home sites with splendid views. **\$389,000**



Kenny Sexton

540.969.9465

jamesriver@verizon.net

19827 Main Street, Buchanan



65+/- Acres in Botetourt County

Multiple nice building sites on 65+/- acres in Botetourt County. Property is adjacent to National Forest and public horse riding trails. Good road frontage, mountain views, great hunting and a small stock pond. **\$162,500**



Sam Snead Hwy – Warm Springs

It is rare to see a 682+/- acre tract listed in a Resort Area. 10 minutes to Homestead Resort and 1 hr. to Greenbrier. The property has long road frontage on US220 with multiple entrances to roads, trails and the rustic cabin located on the property. There is also long boundary adjoining the USFS National Forest. The Jackson River and some of the best trout fishing in Virginia are 5 minutes away. Lake Moomaw is about 15min. This can be developed or kept for yourself. **\$895,000**



Herring Hall Road

Neat, clean and well maintained 2 bedroom home that is comfortable and affordable. It is just minutes to Lexington and convenient to I-81. Fenced, 3 bay equipment barn on 2 acres. **\$109,000**



Farm House and 53 Acres

Farm house with two large bedrooms and 1 bath. Eat-in kitchen, dining room, living room and den on entry level. Two large bedrooms upstairs. 6 barns or sheds in various condition. 24-25 acres of crop land and the rest in pasture or forested. Very accessible to highway & interstate. Mountain views. **\$375,000**



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Quaint 2 Bedroom, 2 Bath Cabin

on 8 acres adjoining National Forest. In the Jennings Creek area with several state stocked trout streams nearby. Horse back riding trail just minutes away. Garage with Studio over top, small barn, skinning shed, walk-in cooler. **\$169,000.**

There are 34 additional acres that can be purchased separately.



Commercial- Main Street Buchanan

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Commercial – Main St, Buchanan

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Traditional 2 Story Home

on corner lot in Buchanan, VA. It has 4 bedrooms and 2 baths. Eat-in Kitchen, Covered front porch, enclosed rear porch and lots of charm. Central heat and air.

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NEW LISTING



Northwood Acres

This secluded beautiful home can be your retreat from the daily grind. With 4300 sq ft +/- and several open decks you can enjoy entertaining a large group. Main house and remote cabin overlook a mountain trout stream adjoining the property. Close enough for amenities but 56+/- acres provides plenty of privacy. Great place to be if you have to Get Out of Dodge. **\$796,000**

REDUCED



Lee Highway – Buchanan

Very nice 3-4 bedroom home with 3.5 baths on 4.4 acres of land with views. Hardwood flooring in large family room with stone woodburning fireplace. 2-car attached garage and an additional car enthusiast/ contractor's garage. It has easy access to I-81. Just minutes to multiple access points on the James River or trout fishing at Arcadia on miles of state stocked streams. **\$288,500**



Hurricane Creek

Beautiful Estate quality property in Bedford County. Great for horses, hunting or just enjoying the beautiful Blue Ridge mountain views. A blank slate with all the attributes you could want to make it your own special place. Well and Electric power on site. Multiple building sites with great views. **\$675,000**



Beautiful Log Home in Bath County.

A furnished well built and maintained log home near the Homestead, National Forest, Lake Moomaw, Jackson and Cowpasture Rivers. A great getaway or permanent residence. **\$219,000**



Secluded 15+/- Acres Along a Stocked Trout Stream in Allegheny County.

There is an elevated screen porch with open deck overlooking Smith Creek and wildlife clearings. There is also a 2-car metal garage to store your toys. **\$180,000**



Smith Creek Retreat

46+/- acres with 360 degree views of the Alleghany Highlands. Custom built cabin with 2 master suites and 1/2 bath. Decks on three sides with views from all over the home. There is a 2-car garage. **\$395,000.** There is an additional 15+/- acres that can be purchased that is along Smith Creek with additional improvements.

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130 Thoroughbred Circle

3 BR 2 BA ranch with covered porch, rear deck, laminate flooring throughout, granite countertops, stainless steel appliances, washer and dryer provided. Rent is \$1400 a month plus power and water. Pets considered with pet deposit and pet rent.

FOR RENT



621 Adair Hill

Rockbridge Baths, VA 24473

3 bedrooms, 2 baths. Home on large lot with views. Just minutes from historic Lexington, VA. Pets considered. **\$1300 per month.** Available 11/1

FOR RENT



183 Thoroughbred Circle

Lexington, VA

3 bedrooms, 2.5 bath townhouse at Saddlebrook Ridge. No pets. **\$1100 per month plus water/sewer, power, and trash pick up.** Available for immediate occupancy.

FOR RENT



3974 N. Lee Highway Lexington, VA 24450

\$1200 per month includes yard work. 2 bedrooms, 2 bathrooms with amazing views on over 2 acres. Pets considered. Available Immediately.

FOR RENT



147 Boundary Line Lane

Lovely 3 BR 2 BA home with beautiful mountain views conveniently located close to Historic Lexington, Staunton, schools, and shopping. This home has been meticulously maintained. Large open floor plan with large BRs and BAs. Lots of storage and a lovely sun porch with separate heating source. One car garage. **\$1300/ Month**

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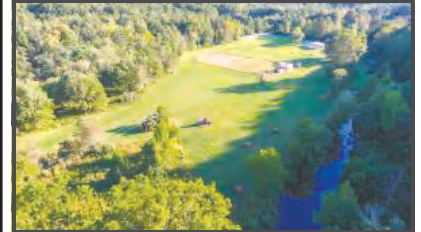
32 DRY HOLLOW ROAD

Charming log cabin on a private 74 acre farm. Enjoy the bubbling of the nearby creek while sitting on either of the homes covered porches. Enjoy the cozy comfort of the open concept cabin with an excellent layout and amazing entertaining spaces. The rolling land has many wonderful views and ample opportunity to spot deer, fox, and other wildlife. Come to the farm, see the beauty, and feel right at home! **\$499,000**



TBD PISGAH ROAD

4 acre lot. Is it time to build your dream home? Imagine drinking your morning coffee watching the fog clear from the mountain ranges and have supper on your patio watching the sun set behind the mountains. This property is surrounded almost totally by conservation easements, preserving your peaceful setting. Find home among the abounding wildlife and long-range mountain views. Legend has it that the picturesque ravine on the property was a long ago cave. Previously perked for a one bedroom. **\$52,500**



36 TRAIL RIDERS LANE

This beautiful property has been owned by the Buffalo Trail Riders club since 1971, and now you have the chance to own it for yourself! Many happy memories have been made on this piece of land during the many horse shows that were hosted over the years. You will find just over 21 acres of level land with a horse arena already in place. Bratton's Run Creek runs alongside the back end of the property. In addition to the horse arena area, you will find a social hall that is perfect for hosting events. With such a beautiful setting, this property is also perfect to build your dream home or have a small farming operation. There is a well and septic on the property as well as electric service. Schedule your tour today! Contract Jennifer Cline or Toria Brown for more information. **\$194,900**

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AUGUSTA COUNTY, Buffalo Gap Area. Four Bedroom, One and Half Bath Home with Partial Basement and Two Car Garage. Located on Six and Half Acres. List Price not Known at Press Time. Call HOME REALTY for More Information and to Preview. Call Today!



UNIQUE ROUND HOME with a One Bedroom One Bath Home on First Floor and Another One Bedroom One Bath Home with Separate Entrance and Electric in the Basement. Plus there is a Second Home on the Property with a Two Bedroom One Bath Home. Three Potential Rental Units For Only \$39,900!



STUARTS DRAFT HOME. Four Bedrooms, Two Full Baths, Over 2,000 Square Feet. Located on a Corner Lot with a Privacy Fence Surrounding the Back Yard. List Price not Known at Press Time. Call HOME REALTY for More Information and to Preview. Call Today!



12 1/2 ACRES with a Three Bedroom Two Bath Ranch Style Home Located in Fluvanna County. Full Basement with a Third Full Bath and Possibility to add More Bedrooms. Heat Pump and Central Air. Needs Some Repair but Priced to Sell at Only \$129,900!



EIGHT ACRES! Southern Bedford County Home Located on Eight Acres. High Efficiency Propane Gas Furnace, Vinyl Replacement Windows, and Large Front Porch. Needs Additional Updates and Repair but Price to Sell at Only \$45,900!!!



50 ACRES! Amherst County Home Located on a Private 50 Acres. Spacious Twelve Year Old Home with Three Bedrooms, Two Full Baths and a Large Family Room Open to the Kitchen and Dining Area. Great Home for Outdoor or Indoor Entertaining. Call Today! Will Not Last Long!



GREAT GET-AWAY HOME on 6.68 acres Bordering a Thriving Stream! Move in Ready and Priced to sell at \$99,900. Three Bedrooms, Two Full Baths, 1,792 Square Feet, Open Floor Plan, built in 2002. Kitchen opens to Living Room, Master suite with large walk-in closet, wood burning fireplace, energy efficient windows, covered front porch, covered rear deck, maintenance free siding... Land is cleared pasture & partially fenced - bring your horses or livestock! Land Fronts Brattons Run. Home is perched on hill overlooking pasture. National Forest and Virginia Game Commission Lands Nearby.

**BUYERS ARE LOOKING BUT INVENTORY IS LOW.
NOW IS THE TIME TO LIST YOUR HOME! CALL HOME REALTY TODAY!**

***** LAND *** LAND *** LAND *****

NEW Wooded **TEN ACRE** Tract Bordering The **Jefferson National Forest** in Botetourt County. Great hunting and recreational area and close to Craig Creek. Available For Only \$56,000.

NEW **BEDFORD COUNTY** 2.21 Acres on Goff Mountain, Big Island. Includes Small Rustic 480 Square Foot Cabin. Available For \$38,000.

MAKE OFFER Half Acre Lot **BORDERING NATIONAL FOREST**. Located in the Natural Bridge Station Area. Great Place to Park Camper for Hunting, Fish the Nearby James River, or Hike the Nearby Trails. Includes Older Home in Need of Extensive Repair. Public Water Available, Approved For an Engineered Septic System. Available For Only \$15,900 or Make offer!



149 West 22nd St.
Buena Vista,
Virginia 24416
(540)261-3302

The Difference Between "For Sale" and SOLD!



MOVE-IN READY CONDITION! Vinton Area Brick Home in Move-In Ready Condition. Three Bedrooms and Two Full Baths. Brick Fireplace in Living Room, Hardwood Floors, Freshly Painted, Vinyl Replacement Windows and New Heat Pump and Central Air Conditioning Installed April 2019. Full Basement with a One Car Garage, Second Brick Fireplace, and a Rough-In for a Third Bath. Includes Two Lots. Priced At Only \$155,500!



BRICK STAUNTON HOME with Attached Two Car Garage. Hardwood Floors, Three Bedrooms, and Separate Dining Room. Full Basement Includes Large Family Room with a Fireplace and a Second Full Bath. List Price not Known at Press Time. Call HOME REALTY for More Information and to Preview. Call Today!



SPACIOUS, SPACIOUS, SPACIOUS! Over 3,900 Finished Square Feet in this Two Story Brick Home. Located on a Nice Wooded 3.892 Acre Lot. Paved Driveway Leads to Attached Two Car Garage. Separate entrance for 2 Bedroom, 1 Bath Basement Apartment with its own kitchen, living room, and Laundry Room. Come Relax and Enjoy the Mountain Views on the Rear Deck. A Must See! Priced at \$194,900.



OWN A PIECE OF HISTORY! Tankersley Tavern is a Virginia Historic Landmark. It was built in three sections with the oldest dated to about 1835. It is a two-story, nine-bay, single pile, frame building with an exposed basement and a decorative two-level gallery on the front facade. It was originally built as a toll house (toll gate) at the county end of the bridge crossing the Maury River from the Valley Turnpike into Lexington. It later housed a tavern, canal ticket office, general store, post office, and dwelling. Home includes original Tavern Room with Fireplace, Three Bedrooms, Two Full Baths, Living Room, Modern Kitchen, Den with Fireplace, and an Office that could be a Fourth Bedroom. Updates include Modern 200 Amp Electrical Service, Gas Heat and Central Air Conditioning. 1.18 Acre Lot includes about a 100 Feet of Frontage on the Maury River. Priced at Just \$249,900!



MOVE-IN-READY ROCKBRIDGE COUNTY HOME. Freshly Painted Interior and New Carpet. Four Bedroom Two Bath Home with Over 2,000 Square Feet. Located on 3.43 Acres with a Detached Two Car Garage. Convenient Location to Both Lexington and Staunton/Waynesboro Areas. List Price not Known at Press Time. Call HOME REALTY for More Information and to Preview. Call Today!



BATH COUNTY Spacious Four Bedroom Home on Nice Wooded Lot. Nice Kitchen Cabinets, Dining Room, Nice Sized Living Room, Two and Half Baths. Attached Two Car Garage Plus a Detached One Car Metal Garage, Workshop or Large Storage Building. Only Twelve Years Old and Priced at Only \$129,900!

Our Homes Have SOLD! SOLD! SOLD!
We Have More Buyers Looking For Homes.
Call Us To List Your Home.



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