

VIRGINIA (South Central)

CHARLOTTE COUNTY LEGACY EQUESTRIAN ESTATE

Discover a one-of-a-kind Colonial Revival, c.1880, situated on 91 picturesque acres near Charlotte State Forest. (Visit the Charlotte State Forest website for equine recreational opportunities.) This magnificent 4-bedroom, 2.5 bath home boasts three floors of timeless elegance & modern comfort. Step inside to find original hardwood floors, high coffered ceilings & multiple fireplaces, with original doors & hardware throughout preserving its historic charm. Kitchen offers high quality appliances including island w/sink, butler's pantry, all with granite worktops. Multi-zoned geothermal HVAC system & working elevator offer convenient, energy efficient living.

The estate is a dream for equestrians & hobbyists alike, featuring a modern 12-stall horse barn (64x72) equipped w/kitchen, office, full bath & a dedicated feed & tack room. The second story of the barn can be used as living quarters or hay storage. The property also includes a 30x71 Quonset hut, ideal for storing farm equipment or other items.

For the auto enthusiast or serious craftsman, a 4-bay garage & shop awaits, complete with car lift, industrial storage cabinetry & a vast collection of tools & machinery.

With excellent internet service available, this estate seamlessly blends historic grace with modern amenities, offering a perfect setting for remote work & a self-sufficient lifestyle. This extraordinary offering provides the best of country living without sacrificing modern conveniences.

Owners are relocating and are including farm machinery, shop equipment, vehicles and personal property in the sale.

\$1,150,000 • MLS #57936



Keysville, Virginia 23947 • 434-736-8400 • www.vaughanrealty.com

Please visit our website for complete details, photos, aerial photos, survey and list of farm machinery and equipment included in sale.