

# real estate

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FREE**

JANUARY 2018 • VOL 27, ISSUE 1

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- Approx .25 acres each
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*Happy New Year!*

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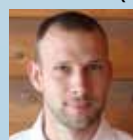
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## INTRODUCING NEW VIRTUAL OPEN HOUSES

### Wytheville



**\$2,000,000**

2BR/2BA  
2079 SF  
290 Acres

MLS# 58582

### Wytheville



**\$1,900,000**

4BR/4.3BA  
12,029 SF  
2.42 Acres

MLS# 54784

### Max Meadows



Reduced

**\$1,500,000**

3BR/3BA  
4320 SF

MLS# 53443

156.42 Acres

### Rural Retreat



**\$875,000**

4BR/1BA  
1848 SF

MLS# 58625

92.41 Acres

### Marion



**\$749,900**

5BR/4.5BA  
7071 SF • 0.75 AC.  
NRV-329490

Historic District

### Wolf Creek



**\$695,000**

5BR/4BA  
3486 SF

MLS# 60289

158.86 Acres

### Wytheville



Virtual Tour Available  
Reduced

**\$350,000**

4BR/3BA  
3937 SF

MLS# 60403

19.58 Acres

### Wytheville



New Listing  
Virtual Tour Available

**\$319,000**

4BR/4BA  
3155 SF

MLS# 62535

1.28 Acres

### Bluefield



**\$299,000**

4BR/3BA  
4744 SF  
1.5 Acres

MLS# 45314

### Wytheville



Large Garage

**\$269,900**

3 BR/2 BA  
2163 SF  
3 Acres

MLS# 56328

### Wytheville



Virtual Tour Available

**\$259,000**

3BR/3BA  
3039 SF  
0.75 Acres

MLS# 60358

### Rocky Gap



Virtual Tour Available

**\$245,000**

4BR/3.5BA  
3954 SF  
2.07 Acres

MLS# 60703

### Wytheville



**\$234,900**

4BR/2BA  
2428 SF  
1.03 Acres

MLS# 60813

### Wytheville



Reduced  
Owner//Agent

**\$230,000**

4BR/3BA  
3169 SF  
1.2 Acres

MLS# 58288

### Rural Retreat



New Listing  
Virtual Tour Available

**\$229,900**

5BR/2BA  
4176 SF  
0.52 Acres

MLS# 62854

### Speedwell



Virtual Tour Available

**\$209,900**

3 BR/2 BA  
1469 SF  
2.25 Acres

MLS# 57613

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<p><b>Wytheville</b></p>  <p><b>New Listing</b> <b>Virtual Tour Available</b></p> <p><b>\$199,000</b> Two Houses, One Price Call For More Information MLS# 62690</p> <p>4BR/2BA 2594 SF 0.55 Acres</p>	<p><b>Wytheville</b></p>  <p><b>Virtual Tour Available</b></p> <p><b>\$189,000</b> 4BR/2BA 2972 SF 1.70 Acres MLS# 62050</p>	<p><b>Wytheville</b></p>  <p><b>Virtual Tour Available</b></p> <p><b>\$189,000</b> 4BR/2BA 2972 SF 1.70 Acres MLS# 62050</p>	<p><b>Wytheville</b></p>  <p><b>New Listing</b></p> <p><b>\$189,000</b> 4BR/2BA 2366 SF 0.26 Acres MLS# 62583</p>
<p><b>Wytheville</b></p>  <p><b>New Listing</b> <b>Virtual Tour Available</b></p> <p><b>\$179,000</b> 3BR/2BA 1720 SF 0.29 Acres MLS# 62433</p>	<p><b>Wytheville</b></p>  <p><b>New Listing</b></p> <p><b>\$169,900</b> 3BR/2.5BA 1520 SF 0.34 Acres MLS# 62893</p>	<p><b>Wytheville</b></p>  <p><b>\$159,900</b> 3BR/1.5BA 2257 SF 0.40 Acres MLS# 59030</p>	<p><b>Wytheville</b></p>  <p><b>New Construction</b></p> <p><b>\$159,900</b> 3BR/2BA 1382 SF 0.17 Acres MLS# 59155</p>
<p><b>Wytheville</b></p>  <p><b>Virtual Tour Available</b></p> <p><b>\$155,000</b> 3BR/2BA 1452 SF 1.91 Acres MLS# 56225</p>	<p><b>Rural Retreat</b></p>  <p><b>Owner Financing Avail. to Qualifying Buyers</b></p> <p><b>\$149,900</b> 11BR/3BA 6378 SF 0.66 Acres Historical Hotel MLS# 58619</p>	<p><b>Wytheville</b></p>  <p><b>SOLD</b></p> <p><b>\$139,900</b> 2BR/1.5BA 1547 SF 0.33 Acres MLS# 61538</p>	<p><b>Max Meadows</b></p>  <p><b>Virtual Tour Available</b></p> <p><b>\$139,500</b> 3BR/2BA 1925 SF 1.10 Acres MLS# 61582</p>
<p><b>Wytheville</b></p>  <p><b>\$135,000</b> 4BR/2BA 1910 SF 0.67 Acres MLS# 54455</p>	<p><b>Wytheville</b></p>  <p><b>Virtual Tour Available</b></p> <p><b>\$129,900</b> 3BR/1.5BA 2480 SF 0.33 Acres MLS# 52345</p>	<p><b>Wytheville</b></p>  <p><b>Virtual Tour Available</b></p> <p><b>\$129,900</b> 3 BR/1.2 BA 1489 SF 0.21 Acres MLS# 60257</p>	<p><b>Draper</b></p>  <p><b>\$122,900</b> 2BR/1BA 1300 SF 3 Acres MLS# 61476</p>
<p><b>Wytheville</b></p>  <p><b>\$119,500</b> 3BR/2BA 1328 SF/0.17 Ac. Owner/Agent MLS# 60633</p>	<p><b>Speedwell</b></p>  <p><b>Virtual Tour Available</b></p> <p><b>\$117,500</b> 3 BR/2 BA 1848 SF 0.81 Acres MLS# 57471</p>	<p><b>Wytheville</b></p>  <p><b>New Listing</b> <b>Virtual Tour Available</b></p> <p><b>\$114,900</b> 3BR/1BA 975 SF 0.25 Acres MLS# 62619</p>	<p><b>On Reed Creek</b></p>  <p><b>Virtual Tour Available</b></p> <p><b>\$100,000</b> 4BR/1BA 1183 SF 6.5 Acres MLS# 60466</p>
<p><b>Independence</b></p>  <p><b>\$99,000</b> 2BR/1.5BA 1037 SF 2.02 Acres MLS# 50516</p>	<p><b>Rural Retreat</b></p>  <p><b>\$98,000</b> 3BR/2BA 1550 SF 5.36 Acres MLS# 51170</p>	<p><b>Wytheville</b></p>  <p><b>Owner/Agent</b></p> <p><b>\$91,500</b> 2BR/1BA 892 SF 0.22 Acres MLS# 58006</p>	<p><b>Rural Retreat</b></p>  <p><b>New Listing</b></p> <p><b>\$79,900</b> 3BR/2BA 1440 SF 1 Acres MLS# 62627</p>

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**Wytheville**

**Sale Pending**

**\$27,900** 2BR/1BA  
768 SF  
MLS# 62202 0.14 Acres

**Wytheville**

**New Listing**  
**Virtual Tour Available**

**\$172,900** 3BR/2BA  
1220 SF  
MLS# 62879 1.699 Acres

**Hillsville**

**New Listing**

**\$119,000** 4BR/2BA  
1836 SF  
MLS# 62749 1.22 Acres

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**9 Lots Available**

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**COMMERCIAL**

**Wytheville**

**\$1,200,000** COMMERCIAL  
MLS# 59786  
Multi-Purpose Bldg 8.10 Acres

**Wytheville**

**\$890,000** COMMERCIAL  
MLS# 54077  
Garage 4 Acres

**Wytheville**

**\$795,000** COMMERCIAL  
MLS# 53918  
Corner Lot 23.57 Acres

**Wytheville**

**\$625,000** COMMERCIAL  
MLS# 60560  
Professional Office 2.69 Acres

**Marion**

**\$499,000** COMMERCIAL  
MLS# 52785  
Retail Bldg 1.74 Acres

**Wytheville**

**\$445,000** COMMERCIAL  
MLS# 57230  
Restaurant 1.12 Acres

**Wytheville**

**\$385,000** COMMERCIAL  
MLS# 59572  
Cleared Lot 9 Acres

**Wytheville**

**Reduced**

**\$350,000** COMMERCIAL  
MLS# 56690  
Retail/Warehouse 2.8 Acres

**Wytheville**

**\$314,000** COMMERCIAL  
MLS# 56998  
Level, Cleared 2.49 Acres

**Wytheville**

**\$265,500** COMMERCIAL  
MLS# 56997  
Cleared, Level 1.96 Acres

**Wytheville**

**\$265,000** COMMERCIAL  
MLS# 58753  
Warehouse 2.5 Acres

**Wytheville**

**\$190,000** COMMERCIAL  
MLS# 61646  
Garage 1680 SF

**Fairlawn**

**Reduced**  
**Owner/Agent**

**\$179,500** COMMERCIAL  
1.46 acres  
Office NRV MLS 327901

**Wytheville**

**\$185,000** MLS# 24709  
1680 SF  
**\$169,000** MLS# 24704  
100x300

**Wytheville**

**\$179,000** COMMERCIAL  
MLS# 50746  
Mobile Home Park 8.29 Acres

**Wytheville**

**Virtual Tour Avail.**

**\$129,900** COMMERCIAL  
MLS# 55242  
Professional Office 0.33 Acre

**Fancy Gap**

**Owner/Agent**

**\$128,000** COMMERCIAL  
MLS# 49357  
Clear, Level Lot 4.46 Acres

**Wytheville**

**\$110,000** COMMERCIAL  
MLS# 54704  
Lot, Horses Allowed 14.33 Acres

**Wytheville**

**\$90,000** COMMERCIAL  
MLS# 56996  
Cleared level lot 0.503 Acres

**Wytheville**

**\$189,500** 2BR/2BA  
1554 SF  
MLS# 61669 0.78 Acres

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COMMERCIAL		FARMS		
<b>Woodlawn</b>  <b>New Listing</b> <b>Virtual Tour Avail.</b> <b>\$2,500,000</b> COMMERCIAL MLS# 62708 Coulson Church Rd. 134.04 Acres	<b>Wytheville</b>  <b>\$2,000,000</b> FARMS MLS# 58582 Panoramic Views 290+/- Acres	<b>Wythe</b>  <b>\$1,800,000</b> FARMS MLS# 56785 Boarders Reed Creek 454 Acres	<b>Max Meadows</b>  <b>\$1,750,000</b> FARMS MLS# 53443 Limitless Possibilities 156.42 Acres	<b>Rural Retreat</b>  <b>\$875,000</b> FARMS MLS# 58625 House, Barn, Level 92+/- Acres
<b>Bastian</b>  <b>\$695,000</b> FARMS MLS# 60289 Cleared Lot 158.86 Acres	<b>Max Meadows</b>  <b>\$590,000</b> FARMS MLS# 59700 Stream 94.64 Acres	<b>Wytheville</b>  <b>\$475,000</b> FARMS MLS# 57440 YR RD Spring Stream, Fenced 74.5 Acres	<b>Max Meadows</b>  <b>\$255,000</b> FARMS MLS# 59864 Horse Property Cleared 41.32 Acres	<b>Wythe</b>  <b>\$239,500</b> FARMS MLS# 56792 Water Frontage 58 Acres
<b>Wythe</b>  <b>\$225,000</b> FARMS MLS# 56793 Creek, Views 74 Acres	<b>Ceres</b>  <b>\$200,000</b> FARMS MLS# 61552 Great Hunting Tract 200 Acres	<b>Wythe</b>  <b>\$198,000</b> FARMS MLS# 56796 Views, Horse Property 44 Acres	<b>Rocky Gap</b>  <b>Year Round Spring</b> <b>\$190,000</b> FARMS MLS# 47331 Single Fam, Horses Alwd 132+/- Acres	<b>Bland</b>  <b>\$184,900</b> FARMS MLS# 56951 Creek Mini Farm 46.21 Acres

### LAND (10+ Acres)

MLS# 62708 <b>NEW LISTING/VIRTUAL TOUR</b>	Woodlawn	Coulson Church Rd	134.04 Acres	Commercial/Farm/Industrial	\$2,500,000
MLS# 54312	Wytheville	Millers Creek Road	176 Acres	Creek	\$350,000
MLS# 62361 <b>NEW LISTING</b>	Max Meadows	TBD E Lee Hwy	35.52 Acres	Views	\$300,000
MLS# 56793	Wythe	Atkins Mill Road	74 Acres	Secluded w/ View	\$225,000
MLS# 61552	Bland	Ceres	200 +/- Acres	Borders National Forest	\$200,000
MLS# 47331	Rocky Gap	Clearfork Creek	132 Acres	Horse Property	\$190,000
MLS# 24412	Wytheville	Cove Road	12.02 Acres	Cleared Lot	\$163,000
MLS# 59118	Rocky Gap	Wilderness Road	81.57 Acres	Lots of Wildlife, ATV Trails	\$199,000
MLS# 62397 <b>SOLD/NEW LISTING</b>	Wytheville	Piney Mountain Road	20.25 Acres	Lots of road frontage, views	\$149,900
MLS# 60481	Rocky Gap	Laurel Fork Road	88.69 Acres	Forest Land	\$139,900
MLS# 54704	Wytheville	Grayson Turnpike	14.33 Acres	Cleared Lot	\$110,000
MLS# 62523 <b>NEW LISTING</b>	Wytheville	Fairview Road	20.21 Acres	Bucolic Views	\$110,000
MLS# 58512	Cana	Indian Fork Road	11.5 Acres	Creek, Secluded	\$34,500

### LAND (0-10 Acres)

MLS# 59412	Wytheville	Hogback Road	9.8 Acres	Well & Septic	\$46,900
MLS# 62579 <b>NEW LISTING</b>	Ivanhoe	Barefoot Lane	5.02 Acres	Well & Septic & House Site	\$44,500
MLS# 41354	Wytheville	Great Oaks Drive	5.56 Acres	Secluded	\$45,000
MLS# 54955	Draper	Big Valley	0.93 Acre	Cleared	\$39,900
MLS# 57934	Wytheville	W Lexington Street	0.75 Acres	COMMERCIAL Cleared lot	\$31,500
MLS# 59566	Max Meadows	Meadow Ridge Drive	5 Acres	Breathtaking Views	\$29,750
MLS# 51331	Max Meadows	Jewell Lane	1.38 Acres	Nice Lot	\$29,000
MLS# 54415	Max Meadows	Sheffey Town Road	7 Acres	Stream	\$28,900
MLS# 24727	Wytheville	Cove Road	0.65 Acres	Cleared Lot	\$27,500
MLS# 47488	Max Meadows	Sunny Road	3.06 Acres	Wooded	\$24,500
MLS# 24706	Wytheville	Lee Highway	100 x 300	COMM. Lot w/ Great Views	\$20,000
MLS# 51328	Max Meadows	Jewell Lane	0.58 Acres	Single Family	\$19,500
MLS# 59595	Rural Retreat	Lot 1 Maple Ave	0.54 Acres	Single Family	\$18,500
MLS# 32527	Rural Retreat	Lot 2 Maple Ave	0.52 Acres	Single Family	\$18,500
MLS# 60167	Rural Retreat	Lot 3 Maple Ave	0.50 Acres	Single Family	\$18,500
MLS# 57164 <b>PRICE REDUCED</b>	Marion	Anderson Avenue	0.57 Acres	Lots 22-23	\$17,500
MLS# 57165 <b>PRICE REDUCED</b>	Marion	Anderson Avenue	0.57 Acres	Lots 24-25	\$17,500
MLS# 60955	Wytheville	Lookout Drive	3.18 Acres	Wooded Lot	\$16,900
MLS# 58081	Wytheville	Sheffey School Road	0.96 Acres	Cleared Lot	\$15,000
MLS# 51329	Max Meadows	Jewell Lane	0.58 Acres	Single Family	\$15,000
MLS# 51330	Max Meadows	Jewell Lane	0.66 Acres	Sloping	\$15,000
MLS# 62586 <b>NEW LISTING</b>	Wytheville	N 3rd Street	0.172 Acres	Corner Lot	\$15,000
MLS# 57934 <b>SOLD</b>	Wytheville	Lexington Street	0.75 Acres	COMM. Corner Lot	\$12,500



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**\$159,900 - MLS# 59155**  
**NEW CONSTRUCTION**      **1365 W Ridge St.**  
**3 BR/2 BA**      **Wytheville**  
**1382 SF - 0.17 Ac.**

New Construction!!! 3 nice size bedrooms, 2 full baths, nice dining room, "state of the art kitchen", w/ eat-in bar that can accommodate 3 bar stools for casual dining or snacks. Beautiful living rm w/ sliding glass doors that leads to extended deck. Master bedroom will accommodate king size bedroom suit, a large walk-in closet & a 9.2X9 bath, plus the master bedroom has sliding glass doors that open to a private deck w/ a great view of the mountains. Very nice laundry room. Outside features covered front porch, stone covered foundation & vinyl siding, concrete driveway.

**New Listing - Virtual Tour Available**



**\$229,900 - MLS# 62854**  
**5 BR/2 BA**      **108 Buck Avenue**  
**4117 SF - 0.52 Ac.**      **Rural Retreat**

For a large and growing family this home has everything, four upstairs rental apartments with private entrances on second floor all have long term renters. First floor has five bedrooms and two full baths. Master bedroom has walk-in closet, lighted dressing table area and private bath. The other four bedrooms are large with nice closets. There is a spacious living room and nice dining room with eat-in bar for after school snacks. The kitchen has great cabinets and appliances. Separate laundry room with washer & dryer plus vented doors, No need to worry about rain, snow, or sleet: both floors have 8.10 X 41.4 foot side covered porches for those rainy days. The first floor which is 2088 sq-ft is heated with a Trane Natural Gas Furnace that's very affordable. The four apartments all have baseboard heat and each apartment gets billed separately. The owner pays only the water bill for the apartments. In the back yard there's more for the kid's: A concrete basketball court with goal ready for players, as well as a large yard. In addition there is a large concrete patio ready for someone to add patio furniture and a grill!



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## NEW LISTING



**SOLD**

MLS# 61599 CEDAR LANE  
3 bedroom, 2 bath, 1296 SF.....\$25,900

## NEW LISTING



MLS# 62592 W. MAIN ST. 2  
bedroom, 1 bath, 1444 SF on  
0.26 ac.....\$52,250

## NEW LISTING



MLS# 62666 HORN COURT  
1 bedroom, 1 bath, 8888 SF.....\$29,230

## NEW LISTING



MLS# 62720 SYLVATUS  
HWY - STAR MOBILE  
HOME PARK 16 single  
wides with \$6,000 monthly  
income.....\$450,000

## NEW LISTING



MLS# 62724 WEDDLE ST. 2  
bedroom, 1 bath, 980 SF on  
1.07 ac.....\$37,500

## NEW LISTING



MLS# 62725 WEDDLE ST. 2  
bedroom, 1 bath, 840 SF on  
0.62 ac.....\$37,500

## NEW LISTING



MLS# 62768 PINE GLADE  
RD. 3 bedroom, 2.5  
baths, 2316 SF on 0.82  
acre.....\$225,900

## NEW LISTING



MLS# 62839 WOLF ST.  
3 bedroom, 1 bath, 999  
SF.....\$29,900

## NEW LISTING



MLS# 62843 REED CREEK  
DR. 3 bedroom, 1 and 2  
half baths, 1790 SF on 0.83  
ac.....\$87,500



**SOLD**

MLS# 62327 PENDLETON AV-  
ENUE 5 bedrooms 3.5 baths,  
2772 SF.....\$54,900



MLS# 62380 WHISPERING RIDGE  
2 bedroom, 2.5 bath, 1764 on 4.2  
acres.....\$199,000



**SOLD**

MLS# 62387 CLAIRMONT HEIGHTS  
3 bedrooms, 1 bath, 960 SF on  
0.30 acres.....\$34,900

## REDUCED



MLS# 62324 HILLTOWN RD.  
3 bedrooms, 1 bath, 1482  
SF.....\$49,900



**SOLD**

MLS# 62474 N. 2ND STREET 3  
bedroom, 2 baths, 1302 SF on  
0.24 acres.....\$47,700



MLS# 62476 SMITH STREET 3  
bedroom, 3 baths, 3035 SF on  
0.22 acre.....\$165,000



**SOLD**

MLS# 62510 PAULS CREEK RD.  
2 bedroom, 1 bath, 1152 SF on  
1.0 acre.....\$48,000



Bonnie Coffey  
(276) 620-7216



Carol Houchins  
(276) 620-7813



Vicky Kelly  
(276) 613-0277



Treva Waller  
(276) 620-4822

W e l c o m e H o m e



# WYTHE COUNTY Real Estate, LLC

566 Fort Chiswell Road, Max Meadows, VA

276-637-4663 • Fax 276-637-4665



[www.wythevarealestate.com](http://www.wythevarealestate.com) (276) 637-HOME

W e l c o m e H o m e



MLS# 57981 W. RIDGE RD 3 bedrooms, 2 baths, 1803 SF on 0.13 acres.....\$95,400



MLS# 62453 LEE HWY 3 bedroom, 1.5 baths, 1737 SF on 2.25 acres.....\$26,400



MLS# 57807 PEPPERS FERRY RD. 2 bedrooms, 1 bath, 972 SF on 0.64 acre.....\$96,500



MLS# 4 DRAPER VALLEY RD. 3 bedrooms, 2.5 baths, 2616 SF on 1.01 acres.....\$159,900



MLS# 58817 LAUREN KNOB DR. 2 bedroom, 1 bath, 988 SF on 6.09 acres.....\$60,000



MLS# 59192 LAUREL LANE 6 bedrooms, 3 baths, 3091 SF on 4.12 acres.....\$59,900



MLS# 46239 FELTS LANE 2 BR, 1.5 BA, 1260 SF on 12.07 acres.....\$144,000



MLS# 58908 PHILLIPS RD. 3 bedroom, 2 bath, 1080 SF on 1.92 acres.....\$55,900



MLS# 63547 ELIZABETH STREET 2 bedroom, 1 bath, 960 SF.....\$26,400



MLS# 62576 FORT CHISWELL ROAD 3 bedrooms, 1.5 baths, 1460 SF on 0.60 acres.....\$90,000



MLS# 62455 OLD 52 1.5 acre commercial, just seconds from I-77.....\$239,000



MLS# 58041 4TH ST. 5 bedrooms, 2.5 bath, 3492 SF on 0.95 acre.....\$144,200



MLS# 61302, 62303, 61305 STONE RIDGE RD. 0.52 acre lot, 0.53 acre lot, 0.51 acre lot.....\$11,000 EACH



MLS# 56339 HOLSTON RD. 3 BR, 1 BA, 1000 SF on 0.50 acres.....\$127,400



MLS# 60125 EASTVIEW ST. 2 BR, 1.5 baths, 858 SF on 1.01 acres.....\$87,700



MLS# 60637 W. LEE HWY 3 bedrooms, 2 bath, 1315 SF on 1.6 acre.....\$114,000



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Vicky Lawson (276) 613-0277



Treva Waller (276) 620-4822



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**SOLD**

**MLS# 61008 WHITE PINE DR.** 3 bedroom, 2 bath, 1344 SF on 5.7 ac.....**\$49,900**



**REDUCED**

**MLS# 60901 ERNIE PYLE RD.** 3 bedrooms, 3 baths, 3000 SF on 2.03 ac.....**\$98,300**



**MLS# 61781 6TH ST.** 3 bedrooms, 2 baths, 1125 SF on 0.13 acres.....**\$37,800**



**SOLD**

**MLS# 60974 LOCUST HILL RD.** 2 bedroom, 1 bath, 1024 SF on 10.58 acres.....**\$93,800**



**REDUCED**

**SOLD**

**MLS# 62227 SUNNYDALE LANE** 3 bedroom, 1 bath, 988 SF on 1 acre.....**\$27,900**



**REDUCED**

**MLS# 62274 IVANHOE RD.** 3 bedroom, 2 bath, 1728 SF on 0.80 acres.....**\$89,900**



**MLS# 53789 RACCOON RUN** 2 BR, 1 BA, 1290 SF on 0.50 acre.....**\$46,600**



**MLS# 61085 SIXTH ST. NE** 3 bedrooms, 1 bath, 2268 SF on 0.39 acre.....**\$22,500**



**MLS# 56952 SKYLINE HWY** 3 bedroom, 2 bath, 1368 SF.....**\$39,900**



**SOLD**

**MLS# 60634 W. MAIN ST.** 2 bedrooms, 2 baths, 994 SF on 0.17 acre.....**\$19,900**



**MLS# 61343 RALEIGH GRAYSON TURNPIKE** 3 bedrooms, 1 bath, 1108 SF on 0.39 acre.....**\$20,000**

**CALL US TODAY TO SEE YOUR NEW LISTING HERE!**

- MLS# 47486 MARTIN ROAD** 0.08 acre lot located in Max Meadows ..... **\$2,000**
- MLS# 43229 GLEAVES RD.** 157 acres, 2 streams, 3 springs, old farmhouse..... **\$575,000**
- MLS# 49318 FOX MT. RD.** 24 acres Graham's Forge area.. **\$39,900**
- MLS# 40962 FLINT RIDGE.** Single family lot in Cascade Mt. Resort..... **\$5,000**
- MLS# 46511 RAMSEY MT ROAD.** lot in Max Meadows..... **\$1,800**
- MLS# 51252 E. LEE HWY.** 0.75 acre wooded building lot..... **\$15,000**
- MLS# 51240, 51241, 51242, 51243, 51244 COUNTRY LANE** 5 0.27 acre cleared building lots with public water & sewer available..... **\$18,000 EACH**
- MLS# 54033 RIDGE WAY DR.** 3 LOTS - 2.36 ACRES ..... **\$32,000**
- MLS# 51272 RAMSEY MTN RD.** 0.31 acre, building lot... **\$9,500**
- MLS# 58772 GROUSE RIDGE RD.** 5 acres, mostly level and cleared with some fencing ..... **\$25,000**
- MLS# 60670 BULK LAND SALE** 4 lots in Galax all for the price of

- 1!!!..... **\$11,500**
- SOLD MLS# 62117 LOCUST HILL RD.** 1.17 acre cleared & level lot ..... **\$15,000**
- MLS# 62145 FELTS LANE** 15.32 acres, partially wooded, rolling pasture, great location for your dream home.. **\$95,000**
- REDUCED MLS# 62251 WYSOR HWY** 1.57 acres with well & septic ..... **\$15,000**
- MLS# 62480 RURAL RETREAT LAKE RD.** 2 lots totaling 1.73 acres, wooded lots ..... **\$10,000**
- MLS# 62511 RURAL RETREAT LAKE RD.** 10 lots totaling 24.79 acres of pasture/wooded land with views.... **\$60,000**
- MLS# 62514 RURAL RETREAT LAKE RD.** 8 lots totaling 23.06 acres of pasture/wooded land with views..... **\$55,000**
- MLS# 61525 BRONCO RD.** 1.05 acre building lot in Hillsville..... **\$7,500**
- MLS# 62473 RURAL RETREAT LAKE RD.** 2.96 acres, clear, level lot with views ..... **\$24,800**



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**Vicky Kelly**  
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**Treva Waller**  
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W e l c o m e H o m e



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Happy New Year!



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**Jeff Caudill, ABR**  
Assoc. Broker, e-PRO  
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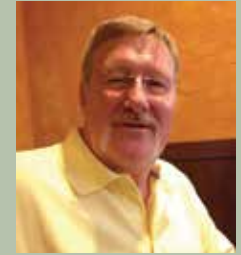
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**Ben Caudill**  
Realtor  
Cell: 276-620-9493



**Ryan Cummins**  
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**Jamie Smith**  
Realtor  
Cell: 726-620-3814



\$192,500 - MLS# 62676

HERE'S YOUR CHANCE AT A GREAT MINI-FARM IN SMYTH COUNTY. BEAUTIFUL HARDWOOD FLOORS, SIZEABLE ROOMS AND TILED BATHROOMS. LAUNDRY IS LOCATED ON THE MAIN LEVEL.



\$174,500 - MLS# 62842

IF YOU ARE READY TO ENJOY COUNTRY LIVING, THEN THIS HOME HAS IT ALL! THIS 3 BEDROOM 2 BATH LOG HOME HAS PLENTY OF ROOM FOR YOU AND YOUR FAMILY INSIDE AND OUT.



\$134,950 - MLS# 62801

THIS CHARMING COTTAGE OFFERS CURB APPEAL, BEAUTIFUL HARDWOOD FLOORS, A SPACIOUS LIVING AREA, AND A WONDERFUL FENCED IN BACKYARD.



\$132,500 - MLS# 62780

OVER 2000 SQ. ST. OF LIVING SPACE, 4BR/2 BATH, BEING OFFERED AT A REDUCED PRICE. DOUBLEWIDE ON A PERMANENT FOUNDATION FEATURES A SEPARATE LIVING ROOM AND FAMILY ROOM.



\$129,000 - MLS# 62880

WELL MAINTAINED THREE BEDROOM ONE AND A HALF BATH HOME ON A CORNER LOT IN WYTHEVILLE! THE SPACIOUS LIVING ROOM BOASTS A CORNER FIREPLACE AND HUGE BAY WINDOWS.



\$128,000 - MLS# 62898

2BR 1 BA, COMPLETELY REMODELED, IN THE HISTORIC DISTRICT! HARDWOOD AND TILE FLOORS THROUGHOUT, HIGH CEILINGS AND AN EXPOSED BRICK CHIMNEY!



\$69,900 - MLS# 62649

ATTENTION INVESTORS!!!, 3BR 2 BA FIXER UPPER WITH LARGE YARD QUITE LOCATION IN TOWN. A LITTLE TLC AND THIS WOULD BE A GREAT RENTAL.



**Sandman for Excellence – January 13. 10 am.** 5K Run. Wythe County Schools Foundation for Excellence. [foundation@wythek12.org](mailto:foundation@wythek12.org) 276.228.5411 [www.wytheexcellence.org](http://www.wytheexcellence.org)

**First Fridays at the Listening Room – February 2. 7-8:30 pm.** Live music. Limited seating. 420 E. Main St., Wytheville. 888.265.0324 [booking@ronirelandmusic.com](mailto:booking@ronirelandmusic.com)

**Winter Wytheville Farmers Market – February 10. 10 am- 12 pm.** Beef, chicken, lamb, pork, breads, crafts, baked goods, etc. 210 W. Spring St., Downtown Wytheville. 276.620.4095 / [www.wythevillefarmersmarket.com](http://www.wythevillefarmersmarket.com)

**WCC Bluegrass & Old-Time Jamboree – February 17. 7 pm.** Snyder Auditorium. FREE. Sponsored by Wytheville Community College, 1000 E. Main St., Wytheville. 276.223.4848

Visit our website <http://www.wwbchamber.com/events.php> for a list of all activities in the area or find us on Facebook at Wytheville-Wythe-Bland Chamber of Commerce.

Wytheville-Wythe-Bland Chamber of Commerce  
150 E. Monroe Street, Wytheville, VA 24382  
276-223-3365 • Fax: 276-223-3412  
[www.wwbchamber.com](http://www.wwbchamber.com)

“Your Business Partner, Achieving More Together.”

**Bingo – January 6. 5 pm.** Wytheville Moose Lodge, Main St., Wytheville. Sponsored by Lady Pioneers Basketball Team. 276.284.0766

**Smoke on the Mountain – January 11 – March 4.** Wohlfahrt Haus Dinner Theatre, 170 Malin Dr., Wytheville. 276.223.0891 / 888.950.3382 / [whboxoffice@ntelos.net](mailto:whboxoffice@ntelos.net) [www.wohlfahrtHaus.com](http://www.wohlfahrtHaus.com)

**WCC Concert Series “The Classic Strings Duo” – TBD. 7 pm.** St. John’s Episcopal Church, 275 E. Main St., Wytheville. 540.577.4916 or [kstrings1@hotmail.com](mailto:kstrings1@hotmail.com) [www.classicstringsduo.com](http://www.classicstringsduo.com)

**Winter Wytheville Farmers Market – January 13. 10 am- 12 pm.** Beef, chicken, lamb, pork, breads, crafts, baked goods, etc. 210 W. Spring St., Downtown Wytheville. 276.620.4095 / [www.wythevillefarmersmarket.com](http://www.wythevillefarmersmarket.com)



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Doug Carner  
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**WWW.SHORTWAYHOME.COM**



MLS# 62869 WYTHEVILLE  
Immaculate Brick ranch home located on a large lot. This well cared for 3Bd/1.5 Ba home has large rooms, hardwood floors & tons of natural light. Home is located in a convenient location near restaurants, 177 & 181.

**2018**



**HAPPY  
NEW YEAR!**



MLS# 61366 WYTHEVILLE  
4BD/3.5BA on 1.24 ac. joining the Golf Course. Corian counter tops, newer appliances, very open kitchen, foyer, & living.



MLS# 57298/57216 SALTVILLE  
6 or 12 acres. HW floors, 2 stone FPs, 2 wood stoves. Jacuzzi tub. 5 BR, 4.5 BA. Pool, deck, pool house, 2 car garage. 2 add'l homes. Price of all 12 acres is \$449,000



MLS# 62140 Pulaski  
4BD/3BA 2-story home on 10 ac. Updated kitchen, large rooms, Large formal dining room, mature trees, paved drive. Large covered patio.



MLS# 58003 DRAPER  
3BR/2.5 BA on 55 ac. with beautiful views and a great stream. Lots of space with a beautiful rock fireplace. Privacy, view, and wildlife to enjoy.

**Weichert Realtors**  
Short Way Real Estate  
276-223-4018



Judy Short  
Broker  
276-620-0150  
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Jason Short  
Owner  
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Jessica Miller  
Realtor  
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Sara Shupe  
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Edward Hix  
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www.shortwayhome.com

1205 E. Main St. Wytheville



**\$289,500**  
**COMMERCIAL/RESIDENTIAL**  
MLS# 61360 WYTHEVILLE  
5BR/3.5BA colonial on 0.9 ac. Would make a great bed & breakfast. 2 family rooms, dens, sunroom, kitchen, dining, mudroom.



**\$289,900**  
MLS# 56422 WYTHEVILLE  
4BR/2.5BA with huge updated kitchen. Full basement and 2 car garage. Private street with paved driveway



**\$279,500**  
MLS# 61006 WYTHEVILLE  
3BD/2.5BA 3,243 sq.ft. home on 3.53 ac. which has been zoned AG in town! Custom kitchen with granite counters and center island. Full finished basement.



**\$279,500**  
**UNDER CONTRACT**  
MLS# 49369 RURAL RETREAT  
Immaculate 1925 built 5 BR 3 BA brick home on .99 acre corner lot. Carport, garage gazebo & enclosed back porch.



**\$269,900**  
**SOLD**  
MLS# 61715 GRAHAMS FORGE  
4BD/3BA w/ almost 4000 SF on just under an acre. 2 kitchens, living, dining, 2 car garage, and more. HW floors, new heat pump, new windows.



**\$249,000**  
MLS# 62418 RURAL RETREAT  
Large 4BR/4.5BA home with full bsmt ready to be finished for even more living space. This home sits on 1.24 acres & has 3389 SF. Priced well below tax assessment.



**\$249,000**  
MLS# 60651 HILLSVILLE  
4BD/2 full & 2 half bath 3,542 sq.ft. brick home on 0.71 ac. 4 FP throughout. Great room, large den, partially finished bsmt, attached 2 car garage, 2 balconies & patio area. Fenced in back yard.



**\$259,900**  
MLS# 62305 GRAYSON  
2BR/1BA Log home on 2 acres on a private setting. Home has lots of character throughout, 2 large hay stalls, located at Virginia Highlands Horse Trail. Property also joins Jefferson NF on 3 sides.



**\$249,900**  
MLS# 61737 FORT CHISWELL  
3BD/2BA ranch on 8.5 ac. w/ farmhouse style kitchen. Metal roof and pool out back. Oversized garage. Heat pump and gas logs.



**\$245,000**  
MLS# 61791 CHESTER  
5BD/3BA tri-level home on 0.45 ac. 2,500+ SF of finished living space with mudroom, office, and a pool out back with deck area surround.



**\$229,900**  
MLS# 58567 WYTHEVILLE  
3 BR/2 BA brick/vinyl ranch 0.72 ac. In Wytheview subdivision. Full finished bsmt has an option for 4th BR, or add'l living space. Deck w/ immaculate mtn views, outbuilding, and attached garage.



**\$229,900**  
MLS# 62257 Wytheville  
5bd/3ba Split foyer on 2 building lots (1.16ac) & is in the Country Club. Updated kitchen with center island. Living room & family room with fireplace. 2 car garage.



**\$224,900**  
MLS# 57728 - IVANHOE  
20.34 acres of land with an immaculate barn on site. Land is mostly cleared and has beautiful panoramic views. Barn could be converted to living quarters.



**\$219,900**  
MLS# 62483 WYTHEVILLE  
3BR/3BA home located on a large lot in town limits. Close to grocery store, restaurants, & local high school. Large LR, large DR, a formal DR & a large MBR.



**\$199,500**  
**REDUCED**  
MLS# 61895 Dublin  
3BD/2.5BA cabin on 5 ac. joining Little Creek and Jefferson NF. Master has Jacuzzi and tiled shower. 1 car detached garage and RV hookup.



**\$199,000**  
MLS# 61098 WOODLAWN  
Custom Log Cabin in the woods, garden area. 2BD/2.5BA home on 3.1 ac. Overlooking a brook and small pond on the property.



**\$189,900**  
MLS# 53654 RURAL RETREAT  
5 BR, 2 BA brick colonial w/ over 4200 SF of living space, library, & sunroom. 2 car detached garage & possible inlaw area.



**\$189,500**  
**COMMERCIAL/RESIDENTIAL**  
MLS# 57945 WYTHEVILLE  
2BD/1BA home on 6.08 ac. All on one level, can be used for residential or commercial. Minutes from I-81/I-77 corridor.



**\$189,500**  
MLS# 62478 BLAND  
3BR/2.5BA home with open, split floor plan. Home has 2520 SF, sits on 1 acre of land & has a 2 car garage. This is a must see if you want privacy & space.



**\$179,900**  
**MUST SEE**  
MLS 61005 WYTHEVILLE  
3BD/2BA immaculate home in quiet cul-de-sac. Home has been recently remodeled and has an open concept with kitchen and dining area leading into the large living room.

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1205 E. Main St. Wytheville



\$175,000

**MULTIFAMILY/  
GUEST QUARTERS**

**UNDER CONTRACT**

MLS# 59443 MAX MEADOWS  
4BD/2BA brick home on 3 ac. Completely finished basement with sound proof recording studio. 2 outbuildings. Less than 2 minutes to interstate. Motivated seller.



\$164,900

MLS# 61868 MAX MEADOWS  
3BD/2BA brick ranch on 1.03 ac. with everything on one level. Great back yard with privacy and landscaping. Living room, family room, and sunroom.



\$159,900

**PRIVATE W/ A VIEW**

MLS# 59694 MAX MEADOWS  
3BD/2BA 1,700+ sq. ft. home on 12.78 secluded acres with beautiful mountain views. Large Sunroom, LR, great room.



\$159,900

MLS# 61469 RURAL RETREAT  
3BD/2BA updated farmhouse that is a must see. Lg rms including a kitchen, DR with french door opening to the LR and a library. Wrap around country porch to enjoy. New heat pumps, wiring and plumbing. Call today.



\$159,900

MLS# 58967 MATNEY FLATS  
4BR/3.5BA home on 5.4 private acres. New MBR and BA & LR. Game/Rec room that could be converted to additional living. Home could easily have guest quarters or an in-law suite. Large workshop outside.



\$159,500

**UNDER CONTRACT**

MLS# 58232 WOODLAWN  
3BD/2BA ranch with vinyl/stone work on exterior. Open Floor plan with full basement 1 car garage, 2 paved dwys. Great view and wonderful neighborhood.



\$154,900

**REDUCED**

MLS# 60627 FORT CHISWELL  
4BD/2.5BA home on 2 ac. with a barn and pond. Tree lined driveway leading to property. Cherry kitchen cabinets, built-in hutch in dining room. Tile and hardwood throughout.



\$154,900

MLS# 61811 WYTHEVILLE  
5BD/3BA brick split-foyer on 0.38 ac. in town. Over 2,500 sq. ft. home with family room. Brick fireplace with lots of built ins. Huge carport with storage.



\$149,900

**IN-LAW SUITE**

**SOLD**

MLS# 59565 WYTHEVILLE  
4BD/2BA Multi-family home in Town with 3 floors of living. 2 kitchens, 2 living rooms, and a family room. Paved driveway and a nice lot.



\$149,000

MLS# 61972 FRIES  
3BD/3BA contemporary home on 1.25 ac. less than 0.5 mi to New River & Trail. Great Room w/ Living, Dining, and Kitchen. Gas Log FP, flue for wood stove.



\$146,900

MLS# 59961 WYTHEVILLE  
4BD/2BA home on 0.46 ac. Security system. HW, carpet, vinyl flooring. Full, partially finished bsmt. Workshop/Garage.



\$145,000

MLS# 61004 WYTHEVILLE  
4BD/2BA brick cape cod home on 0.46 ac. Huge living room. Beautiful kitchen with eat in dining area. Full basement could be easily finished.



\$145,000

**UNDER CONTRACT**

MLS# 59755 HILLSVILLE  
3BD/2BA home on 0.99 ac. with an open floor plan. Vaulted ceilings in livng room. Master has tiled walk in shower, double sinks, and walk in closet.



\$144,000

MLS# 60123 RURAL RETREAT  
3BD/2BA home on just under half an acre. Partially finished heated basement includes add'l BRs & fam room.



\$143,500

**UNDER CONTRACT**

MLS# 59569 WYTHEVILLE  
3BD/2.5BA home on 1.5 ac. of privacy. Living, dining, and huge family room. Partially finished basement. 2 car attached garage.



\$139,900

**CREEK VIEW**

MLS# 59670 HILLSVILLE  
3BD/1.5BA cabin on 1.18 ac. facing a creek. 1st level has Kitchen, living, and huge bath, 2nd level has great room with rock fireplace, master, and 1/2 BA, 3rd level loft area.



\$144,900

**REDUCED**

MLS# 61898 MAX MEADOWS  
4BD/2BA doublewide on 10.03. Family room, DR, & breakfast area. Fruit trees. 2 outbuildings.



\$139,500

**SOLD**

MLS# 59801 WYTHEVILLE  
4BD/2.5BA 2184 SF home on 0.48 ac. in town. New windows, metal roof, new bath and heat pump. Open Full basement with a fireplace. Large outbuilding.



\$137,500

**2 HOMES FOR 1 PRICE**

**UNDER CONTRACT**

MLS# 60644 BLAND  
3BD/2BA doublewide on 5.51 ac. Very nice front porch with a view. Open Floor plan, Paved driveway, detached garage, fruit trees. 2BD singlewide also on the property for family, rental, etc.



\$130,000

MLS# 61332 RADFORD  
3BD/1BA home on 0.17 ac. that has been completely renovated. Huge bath, lots of storage, outbuilding, privacy fence.

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\$125,000

**MOTIVATED SELLER - MAKE OFFER**

MLS# 61603 RURAL RETREAT  
3BD/2BA doublewide on 3.03 ac. Newer paint, flooring, heat pump, metal roof, and vinyl tilt windows. 2 car detached garage with electricity.



\$119,900

MLS# 49652 CERES  
3 BD/1 BA farmhouse on 29 acres with hardwood beneath the carpeting and several outbuildings.



\$119,900

MLS# 61815 MAX MEADOWS  
2BD/1BA ranch home on 9.53 ac. Oak cabinet, 9' ceilings, and a nice kennel for the pets while your at work. Great for horses!



\$119,500

**TWO HOMES FOR THE PRICE OF ONE**

MLS# 61087 RURAL RETREAT  
3BD/2BA doublewide on 2.04 ac. open kitchen, dining and LR. Singlewide could be used for rental property, add'l living, or perfect for a family.



\$117,500

**SOLD**

MLS# 61867 FORT CHISWELL  
3BD/2BA split level home on level 0.48 ac. Metal roof. Living room and another den/family room, and other office/rec room. Privacy fence out back and view of mountains.



\$114,900

**MINI FARM**

**PRIVATE**

MLS# 61425 BARREN SPRINGS  
3BD/2BA doublewide on 13.79 ac. Minutes from New River and New River Trail. Great for horses!



\$112,500

MLS# 62531 MAX MEADOWS  
3BR/1BA Brick ranch sitting on 0.93 acres. Updated kitchen with center island, updated BA, & french doors off the master to enjoy the view & natural lighting.



\$112,000

MLS# 54956 WYTHEVILLE  
Newer 3-4 bedroom, 2 bath home just out of town sitting on 1 ac. w/ tremendous views. Private office/playroom off master suite. LG room throughout. This is a must see!



\$110,000

MLS# 61885 GALAX  
3BD/2BA doublewide on 6.57 ac. with hunting cabin. Open kitchen, dining, living area. Laundry room, master suite. Great location.



\$109,000

**MOTIVATED SELLER  
MINI-FARM**

**UNDER CONTRACT**

MLS# 58331 MAX MEADOWS  
3BD/2BA doublewide on 5 acres. Beautiful landscaping, 4-stall barn, at least 4 types of fruit trees and a view. Walk in closets, and newer floors and newer metal roof.



\$107,500

MLS# 60052 RURAL RETREAT  
2BD/1BA home on 1.13 ac. Home- all on one level. Master has walk in. Wood cabinets and eat in kitchen. Outbuilding.



\$103,900

MLS# 59617 WYTHEVILLE  
4BD/2BA . Priced below tax assessment. 3BDs downstairs, 1 upstairs w/ room for 5th BD. Landscaped backyard, view out front.



\$100,000

**2 HOUSES FOR ONE PRICE**

MLS# 61499 BASTIAN  
3BD/1BA brick ranch on 0.92 ac. 2 houses for the price of 1. Lots of outbuildings. Below Tax Assessment! 2BD/1BA cottage joining creek.



\$99,900

**UNDER CONTRACT**

MLS# 61942 WYTHEVILLE  
2BD/1BA cottage in town on 0.19 ac. Remodeled kitchen. Outbuildings and pool with a nice deck w/ mountain view.



\$97,500

**COMMERCIAL/REDIDENTIAL**

MLS# 55391 FORT CHISWELL  
3 BR farm house on 3 acres. Well-maintained, hardwood floors, corner lot, outbuildings.



\$95,000

**REDUCED**

**5 AC. & POOL**

MLS# 58176 WYTHEVILLE  
3BD/2BA home on 5 ac. Wood tongue-in-groove wall covering, open floor plan, with wrap around deck, detached 2 car garage and wrap around deck. Furniture also for sale.



\$95,000

**SOLD**

MLS# 59926 FORT CHISWELL  
3BD/1BA home on 0.65 ac. perfect for one level living. Large LR, kitchen, and family room. 1 car carport and a nice level yard.



\$94,000

MLS# 61365 WYTHEVILLE  
3BD/1BA house on 0.25 ac. HW and vinyl floors. Lots of cabinet space. Convenient location!



\$89,900

MLS# 56989 WYTHEVILLE  
2 BR/1 BA ranch with full size bsmt. Has lot of character and updates, large LR and dining room.



\$89,900

MLS# 61364 RURAL RETREAT  
3 BR/2 BA doublewide on 0.92 ac. Vinyl and metal roof, and updated inside. Landscaping & concrete patio create a great outdoor entertaining environment.

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MLS# 61381 **BARREN SPRINGS**  
 3BD/2BA singlewide on 3.03 ac. Open Floor Plan. New flooring, fixtures, custom cabinets, gutters, vinyl siding.



MLS# 62123 **MAX MEADOWS**  
 4BD/2BA doublewide on 5.07 ac. Living and family room with fireplace. 20x12 Building, and 10x10 Outbuilding and chicken coop.



MLS# 61272 **WYTHEVILLE**  
 2BD/1BA Home on 0.23 ac. Newer kitchen, newer heat pump, new tilt windows, basement.



MLS# 61910 **CROCKETT**  
 3BD/2BA doublewide on 5.4 ac. Home is over 1,300 sq. ft. and it well maintained. Living room with fireplace, dining room, laundry room, split bedrooms.



MLS# 55040 **MAX MEADOWS**  
 3 BR 2 BA home on 5 fenced acres. LR, kitchen, and DR are centrally located, 10x13 bonus room, FP, covered back porch.



MLS# 61287 **RURAL RETREAT**  
 2BD/1BA cottage on 0.4 ac. Upstairs plumbed and ready for 3rd BR & BA. Newer tilt windows, arched doorways, side deck.



MLS# 62505 **FORT CHISWELL**  
 1BR/1BA Cottage on 3.25 ac. 686 SF, built in 1949 & completely remodeled. Close to The New River Trail & has plenty of room for expansion.



MLS# 60079 **AUSTINVILLE**  
 3BD/2BA doublewide on 0.34 ac. Full bsmt w/ 1 finished room that could be 4th BR if needed. Metal roof, attached 1 car garage, outbuilding. (Joins MLS 60078)



MLS 59875 **HILLSVILLE**  
 3BD/1.5BA home on 0.36 acres 1 mile from downtown. New metal roof, 2 outbuildings, Master suite with 1/2 bath and walk in closets in every BR. Huge pantry, and formal dining room.



MLS# 60366 **MAX MEADOWS**  
 2BD/2BA singlewide on 5.19 ac. Heat pump, 2 full BA, lots of cabinetry, large kitchen, master with glamour bath. Detached building and 2 car carport.



MLS# 60916 **GALAX**  
 3BD/2BA doublewide on 2.88 ac. Level yard. Large living room with wood burning FP. MBA has garden tub and large vanity. Eat in kitchen with lots of room and character.



MLS# 61417 **FORT CHISWELL**  
 2BD/1BA home on 2 ac. with a great view. New windows, instant hot water, new electric and plumbing. Gas log fireplace.

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MLS# 56674 **IVANHOE RD**  
 4 BR w/ HW floors, 4 acres partially fenced. Multiple outbuildings & separate home that needs some TLC. Located near Horse Trails!



MLS# 62524 **FORT CHISWELL**  
 2BR/1BA Ranch style home on 0.4 acres. Great starter home/investment property. Some remodeling done, needs some TLC.



MLS# 60655 **PULASKI**  
 4 BR/1 BA 1598 SF home in town.



MLS# 59979 **CRIPPLE CREEK**  
 3BD/1BA home on 0.75 ac. with a creek. Near horse trails and National Forest. Outbuilding.



MLS# 60080 **MAX MEADOWS**  
 3BD/1.5BA singlewide on 2.35 ac. Open concept. Newer laminate in part of the home. New back deck. Heat pump and propane backup.



MLS# 56921 **FRIES**  
 3 BR, 1 BA brick ranch w/ newer roof and heat pump. Open deck & multiple outbuildings. Near NR & NR Trail. Below tax assessment!

The house you looked at today and wanted to think about until tomorrow may be the same house someone looked at yesterday and will buy today.  
 - Peter Altieri

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**COMMERCIAL**

 <p><b>\$650,000</b></p> <p><b>MLS# 47011 RURAL RETREAT</b> 22.97 acres overlooking I-81, joins McDonalds. Can be subdivided.</p>	 <p><b>\$300,000</b></p> <p><b>MLS# 53101 WYTHEVILLE</b> LG multi-use bldg located just out of town limits w/ many possibilities. Multiple rooms &amp; rest rooms, private location. Previous school with gym.</p>	 <p><b>\$249,000</b></p> <p><b>MLS# 62654 FRIES</b> Commercial business located on Main St. in Fries. Over 12000 SF &amp; a store front with much potential. Business has 25+ parking, elevator, extra storage, plus much more.</p>	 <p><b>\$229,000</b></p> <p><b>MLS# 62445 RURAL RETREAT</b> Well established restaurant in great location. 2400 SF bldg complete w/ Commercial kitchen equipment. Located conveniently off I-81. Business has a paved parking area, newer metal roof, &amp; electric was updated a couple years ago.</p>
 <p><b>\$149,000</b></p> <p><b>MLS# 62652 FRIES</b> Commercial business located on Main St. Fries. Over 6500 SF &amp; 3 levels for commercial use, with views of the New River. New roof, great for Investors or Business owners.</p>	 <p><b>\$89,900</b></p> <p><b>MLS# 36730 MAX MEADOWS</b> Millers Creek. Fenced 4-bay garage, 1.83 fenced acres, creek, shared well.</p>	 <p><b>\$89,500</b></p> <p><b>MLS# 62420 WYTHEVILLE</b> Own an established business. This sale comes with great inventory. Business is known for engraving trophies, school &amp; business attire, such as hats, jackets, t-shirts, etc. Building does not convey. Only the business &amp; inventory.</p>	 <p><b>\$59,900</b></p> <p><b>MLS# 54859 SPEEDWELL</b> Brick church with over 3200 SF of space on 1.03 acres w/ an extra building on property.</p>

**LAND • UNDER 1 ACRE**

MLS# 58425	Wytheville	0.4 ac. lot adjoining Wytheville Golf Course, views, course, and pond	\$69,900
MLS# 58533	Wytheville	0.68 ac. level lot overlooking Wytheville Country Club. Underground utilities avail	\$69,900
MLS# 58720	Draper	0.91 ac on Hole #1 in Draper Valley Golf Course. Public water available	\$45,900
MLS# 60544	Draper	0.77 ac. in cul-de-sac on Draper Valley Golf Course	\$39,900
MLS# 60284	Wytheville	4 lots available in town of Wytheville. Public water and sewer available	\$27,000
MLS# 58889	Max Meadows	0.7 ac lot in Shady Forest cul-de-sac cleared & ready for home	\$23,000
MLS# 58311	Wytheville	0.61 ac. w/ access to public water & sewers	\$20,000
MLS# 62834	Marion	Beautiful 0.34 ac. lot. Conveniently located less than 5 miles from I-81	<b>NEW LISTING</b> \$18,900
MLS# 58842	Max Meadows	0.49 ac on Carterville Heights Rd. perfect for a home	\$15,900
MLS# 36601	Max Meadows	147 x 110 ft. lot DW & SW permitted, public utilities avail. Owner/Agent	\$14,500
MLS# 46463	Rural Retreat	Unrestricted lot with great view	\$12,000

**LAND • 1-10 ACRES**

MLS# 61188	Ivanhoe	1.34 ac. joining New River Trail with view of River	\$99,500
MLS# 61148	Troutdale	4.6 acres joins NF w/ creek, 35' covered RV. 1000 gal spring fed cistern	\$69,900
MLS# 39701	Hillsville	1.75 acres, great lot for any comm. use, public utilities avail	\$59,900
MLS# 48110	Wythe County	6.01 acres. Abundance of wildlife	\$42,800
MLS# 62054	Cripple Creek	1.18 ac. with well and septic in place	<b>REDUCED</b> \$33,000
MLS# 57675	Max Meadows	5.38 acres with well and septic on site	\$29,999
MLS# 59387	Crockett	1 ac. beautiful building lot with a view. 100% cleared. 3 lots avail	<b>SOLD</b> \$28,900
MLS# 61285	Bland	2.15 ac. close to I-77 (2 lots available, both for \$47,000)	\$25,000
MLS# 61284	Bland	2.28 ac. close to I-77 (2 lots available, both for \$47,000)	\$25,000
MLS# 58535	Bland	1.03 ac. lot great for building. Close to Interstate and road frontage	<b>SOLD</b> \$21,900
MLS# 48315	Bland	1.94 acres. Walking distance to Jefferson National Forest	\$19,500
MLS# 55844	Wytheville	4.05 acre overlooking Wytheville, building site, wooded & open area	<b>UNDER CONTRACT</b> \$18,800
MLS# 58364	Ivanhoe	1.06 ac. mostly wooded lot with paved road frontage	\$11,000
MLS# 58363	Ivanhoe	1.08 ac. wooded building lot. Privacy & wildlife. Joins MLS 58364	\$11,000

**LAND • OVER 10 ACRES**

MLS# 59335	Max Meadows	125.54 ac. joining National Forest. ATV trails, views, pond	\$199,900
MLS# 59189	Draper	35.9 mostly cleared acres overlooking New River	\$189,900
MLS# 61941	Bland	46.22 ac. mini-farm with horse and National Forest Trails close by	\$174,500
MLS# 62282	Galax	18.194 ac. Great place to put horses and your dream home	\$134,900
MLS# 62657	Max Meadows	29.22 acres of secluded, wooded land that joins the National Forest	<b>NEW LISTING</b> \$89,900
MLS# 62061	Rural Retreat	29.06 ac. wooded with lots of road frontage	\$79,900
MLS# 60004	Fries	25 ac. joins NF on 3 sides. Minutes from New River/Trail & Buck Dam	\$70,000
MLS# 57459	Wytheville	11.87 ac. close to town. Ready for home or cabin	\$65,000
MLS# 60800	Rural Retreat	10.56 ac. with stream across property. Mostly wooded	\$35,000
MLS# 56180	Ivanhoe	15+ acres of wooded land close to Jefferson NF, creeks/trails, bldg site	\$29,900



**Diane Hawkins**  
276-620-6795  
Broker/Owner



**Byron Schram**  
276-613-1796  
Realtor

**865 E Main Street, Suite B • Wytheville, VA 24382**

**RESIDENTIAL**

**NEW LISTING**



**MLS# 62364 - Grayson Turnpike** - 3 BR, 2 bath open floor plan with all new updates including new metal roof, all floor coverings, remodeled kitchen, granite counter tops in bathrooms, walk in closets, new , underground fence for your pet. Approx. 6 miles out of town all on 1.5 acres. **\$129,000**

**NEW LISTING**



**MLS# 62469 - Indian Circle** - 3BR, 2 bath open floor plan. New flooring, freshly painted walls. Privacy fence around back yard with deck, and out building. Complete with a 1 car garage and a beautiful stone fireplace. Sitting on 0.35 acres of land in town of Rural Retreat. **\$124,900**



**MLS# 61035 - Heritage Lane** - Immaculate 1 level living brick ranch 4BR, 2.5 BA, office w/ glass bi-fold doors, kitchen with all stainless steel appliances, MBR suite w/ 2 walk in closets. BA has double vanities, shower & free standing tub and LR w/ brick gas log FP, breakfast nook, dining room all freshly painted inside and out, large brick patio, 2 car garage with climate control storage to many updates to mention and all on corner lot. **\$289,900**



**MLS# 59275** - 1 level living with level yard perfect for seniors or your family this 3 BR, 2 BA home, open floor plan, HW/carpet, sun room, freshly painted, private fenced brick patio. 2 car garage, outbuilding, wood playset can convey, close to town. **\$184,900**

**NEW LISTING**



**MLS# 62728 - Gullion Fork** - Cozy updated home close to NF on 3.5 acres Private yet close to town amenities. 3 BR, 2 BA open floor plan. 1 car detached garage, outbuilding, & single wide mobile home that has been used for storage in the past. Home offers all appliances, new laminate floor. LG front deck. **\$99,000**



**MLS# 61755 - Rural Retreat** - Early 1900's home. 4 BR and 2.5 BA In the heart of Rural Retreat. Updated but lots of original character remains. Circular driveway. Level lot with mature trees. Wrap front porch with swing. **\$187,500**



**MLS# 60625 - RR Lake Road.** - Home by the lake! 4 BR, 2 BA, FP in LR, Rural Retreat lake and RR horse show grounds, close to grocery, schools, interstate. 15x12 shop & 12x16 covered storage. Private deck. **\$125,000**



**UNDER CONTRACT**

**MLS# 60509** - Just outside of Wytheville this rustic 3BR/2bath offers privacy with country living yet convenient to the amenities. Home sits on 2 tracts of land. The home will be sold w/ 1 tract of land for **\$90,000. ADDITIONAL TRACT AVAILABLE FOR PURCHASE - CALL FOR PRICING!**



**UNDER CONTRACT**

**MLS# 59965 - Tobler** - Brick Cape Cod. 3 bedroom home in private country setting . Convenient to town and interstate. Original wood trim and floor. Laundry on main level. Full basement with office and plumbing. The basement could easily be turned into a mother-in-law suite. Yard is fenced with mature trees. New 2 car detached garage all for **\$134,900**



**UNDER CONTRACT**

**Tazewell St** - Hudson & Marshall Auction Home - Split foyer home 3BR, 2 bath with den, BR and storage in basement with 2 outbuilding. Home is occupied; do not disturb occupants. **\$73,500**



**MLS# 60624 - Tobler Rd.** - Primitive 2 BR home offers character and w/ some TLC could be a great 1st time home or rental, yard partially fenced with 1 out building and covered porch **\$38,000**



**62358 - Marshall St** - 2 BR cottage, hardwood floors throughout with living room, dining room, kitchen and laundry room. Large yard, covered front porch nicely landscaped and out building.



**Diane Hawkins**  
276-620-6795  
Broker/Owner



**865 E Main Street, Suite B • Wytheville, VA 24382**



**Byron Schram**  
276-613-1796  
Realtor



**REDUCED**

**MLS# 61588 - 16th Street** - 4 BR and 2BA like new in town. New flooring, new roof, new porches, updated kitchen and new bathrooms. All on a private lot for **\$123,900**



**UNDER CONTRACT**

**MLS# 61214 - Arden Lane** - 3BR, 2 bath home with multiple out building and covered front porch and deck, country setting and 2 minutes to interstate.



**UNDER CONTRACT**

**62484 - 16th Street** - Brick ranch 3BR, 2 bath home with formal LR/DR, eat in kitchen open to den with brick FP. Large foyer with double front door, walk up attic for storage and basement with 1 car garage. Large open deck open to big back yard with mature landscaping and paved driveway. **\$167,500**



**MLS# 62779 - Lead Mine Rd - \$65,000**

**COMMERCIAL**



**MLS# 61393 - W Lee Hwy** - Formerly known as Bill Kings Way-side. This commercial property is well known to locals. Over 6200 SF. An additional warehouse is 535 SF. Great location for grocery store, professional office and retail. **\$164,900**



**MLS# 62138 - Five Forks** - Completed renovated in 2014. 3BR/2Bath brick ranch, HW and tile floors, custom kitchen with cherry cabinets and granite countertop, formal LR, DR/den, LG laundry, covered front porch and covered side porch w/ asphalt circle driveway, and large 2 car detached garage, fenced yard that just needs gates across the driveways. Mother-in law suite in bsmt with BR, LR, bath, kitchen, washer and dryer hook up with covered carport. **\$182,900**

**2018**  
HAPPY NEW YEAR!

*The Lord has great things in store for the new year of 2018! I thank the Lord for the continued many blessings that He bestows upon me.*

**LAND**

- MLS# 59618.....Great Oaks ..... Almost 6 acres private building lot, just outside town limits, private, small community ...\$68,500
- MLS# 59449.....Petunia Road..... Level lot. 0.46 acre, mature trees, just outside of town, ready for dream home.....\$32,400
- MLS# 61408.....Spiller Street ..... 87.5x150 lot .....\$28,000
- MLS# 59610.....North Street ..... 1 of the limited number of single family/multi-family approved lots in town limits ....\$20,900
- MLS# 59049.....Grayson Trnpke ... 15 acres. Equipment shed, corn crib, some fencing, public water & septic.....\$140,000

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A word cloud on a dark background with a repeating diamond pattern. The words are arranged in various orientations and sizes. The most prominent words are 'design' in pink, 'print' in yellow, and 'mail' in blue. Other words include: branding, brochures, annual reports, manuals, booklets, variable data printing, integrated marketing services, graphic, envelopes, marketing campaigns, database management, magazines, maps, catalogs, fundraising campaigns, newsletters, calendars, pocket folders, business cards, letterhead, postcards, multi-channel marketing, and demographic targeting.

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*Happy New Year!*  
May the new year bring to you the warmth of love, and a light to guide our path towards a positive destination. We look forward to helping you find that destination. Here's Wishing You and Your Family a Joyful, Healthy, Prosperous and Happy New Year Ahead!



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## NEW LISTINGS



MLS# 62621 - WYTHEVILLE  
2 BR, 2 BA, 1064 SF, Singlewide, move-in ready, laminated wood floors, permanent foundation, ¼ ac. lot, country setting, storage bldg w/ built-in studio, lg decks. \$59,900



UNDER CONTRACT

MLS# 62643 - INDEPENDENCE  
4 BR, 2.5 BA, 2515 SF, hw/tile floors, walk-in closets, open floor plan, bsmt framed & ready for completion, sits on 5 acres w/long range views, located minutes from NR. \$224,900



MLS# 62650 - CROCKETT  
4 BR, 2.5 BA, 2417 SF, remodeled farm house, hw/tile flooring, master suite on both levels, lg open fam room, on 49 acres w/ multiple fenced pastures, horse stalls, private setting. \$569,000



MLS# 62667 - WYTHEVILLE  
2 BR, 2 full BA, 1 half BA, 1688 SF, 3 acres, newer paint & floor covering, laminated wood floors, walk-in closets, spacious LR, large deck, side porch, outbuildings, detached garage. \$215,000



UNDER CONTRACT

MLS# 62693 - WYTHEVILLE  
6.81 Acres, mini farm, open pasture, beautiful mountain views, build your dream home, barn, located minutes outside of town. \$64,000



MLS# 62759 - DRAPER  
2 BR, 1 BA, 1026 SF, 1.04 acre level lot, hw/tile floors, attached garage, within minutes of the New River, beautiful setting, priced below tax assessment.



MLS# 62762 - WYTHEVILLE  
4 BR, 3 BA, 3188 SF, hw/tile floors, newer paint, walk-in closets, ceiling fans, lg. master suite on main floor, chef's kitchen, 3 heat pumps, 2 water heaters, 2 car detached garage w/ furnished apartment, large corner lot. \$259,000



MLS# 62763 - WYTHEVILLE  
3 BR, 1 Full BA, 2 Half BA, 1838 SF, 1 level living, newer paint, walk-in closets, laminated wood floors, bsmt w/ workshop & ½ bath can be finished for add'l living space, sun room, large private back yard. \$215,000



MLS# 62832 - FRIES  
3 BR, 2 BA, Doublewide, 1104 SF, 1 acre mostly wooded lot, covered porch, wood burning fireplace, heat pump. \$19,900

Town of Wytheville  
Department of Museums

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