

# Twin County

## REAL ESTATE GUIDE

Serving Galax, Carroll & Grayson Counties in Virginia

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FREE**

**Vol. 22, Issue 2  
February 2017**



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Estate Guide online!



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3 BR 2 Bth - Garage

\$49,900



2 Bedroom - Basement

\$49,900



3 BR 2 Bth - 1.3 Acres

\$54,500



**UNDER CONTRACT**

3 BR 2 Bth - Heat Pump

\$59,900



6 Acres With House

\$55,000



3 Bedroom On 2.48 Acres

\$59,900



3 BR 2 Bth - Woodlawn

\$59,900



**UNDER CONTRACT**

3 BR 2 Bth - Convenient

\$74,500



3 BR, 1.5 BA in Kanawba

\$77,500



3 Bedroom - Galax

\$79,900



**UNDER CONTRACT**

2 Br 1.5 Bth - Hillsville

\$79,900



**UNDER CONTRACT**

2 Bedroom - 5.78 Acres

\$84,900



4 BR 3 BA - Full Basement

\$87,900



3 BR 2 Bth - Nice Shed

\$87,900



**UNDER CONTRACT**

Doe Run - Great View

\$89,900



3 BR 2 Bth - Hillsville

\$89,900



3 BR 2 Bth - 5 Acres

\$99,500



4 BR 3 Bth - Upgraded

\$99,500



4 BR 2 Bth - Hillsville

\$99,900



4 BR 3 Bth - Very Nice

\$108,400



Immaculate 3 Bedroom

\$109,900



3 Br 3 Bth - Basement

\$129,900



2 BR 2 Bth - Nice Cabin

\$129,900



3 BR 3 Bth - 3.7 Acres

\$149,900



2 BR - Garage - Nice Creek

\$149,900



3 BR 2 Bth - Countrywoods

\$179,900



3 BR 2.5 Bth - Cascade Mt

\$179,900



3 BR 3 Bth - Golf Course

\$189,900



3 BR 2 Bth On 28 Acres With Separate Farmhouse!

\$224,900



5 Bedroom 3 Bath With Finished Basement In Galax!

\$234,900



3 Bedroom 3 Bath Cabin On 5 Acres With 700+/- Feet On Big Reed Island Creek!

\$299,500



Waterfront Retreat! Custom 3 Bedroom 2.5 Bath Cabin With Canadian Hemlock Logs on 11.9 Acres With Long Frontage On Burks Fork Creek!

\$449,500



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All information is believed to be correct but cannot be guaranteed. Licensed in Virginia.



Rolin Miller  
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Paul Hanson  
276-733-6605

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## WE NEED LISTINGS!

**Our Team is dedicated to results & professionals in the local market of selling homes, farms & acreage.**

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Call US Today!**



**New Listing - Cabin** - With 2 BRS, 2 baths, **two more cabins** that sleep two people & 4.35 acres. Excellent long range views of the Iron Mountain range & valley. Great location near Independence & Galax. Both are on the famous Crooked Trail of roots and Americana music. Call Chris.....**\$199,000**



**New Listing - Private** - Well kept singlewide mobile home with newer metal roof, vinyl siding, newer heat pump & excellent views from the front porch. Look over the New River and Blue Ridge Mountains with plenty of southern exposure and peaceful living. Located on a private drive in Grayson County. Call Chris.....**\$99,000**



**720/58299 - Point Lookout Mountain** - The view "sells" it all at this like new custom built 4 BR, 3.5 bath home on Point Lookout Mountain in Grayson County with a 180 degree view! Located in a gated community with paved road. Ramble around on your 6.46 acres and several more acres of common ground with walking trails. Huge outdoor entertaining area that boasts a magnificent outdoor rock fireplace. Ceiling to floor windows showcase the view from most areas in the house! Call Chris!.....**\$450,000**



**717/57251 - Hunter's Paradise**- Located in Roberts Cove, Grayson County. Modern cabin with open floor plan & wrap around porch. Breathtaking views from 70 acres of woods, trails, abundant wildlife & frontage on Middle Fox Creek. Near Jefferson National Forest. Includes fenced area for pets, two storage work buildings & much more. Call Chris....**\$319,000**



**563/40724-Near The National Forest** - Tracts ranging from 5 to 30 acres with nice building sites and great views as well as pasture and streams on some tracts. Call Chris or Earl. Tracts ranging from **NOW \$15,000 to \$110,000.**



**651/527027 - Waterfall** - Right beside your house at this 1 BR, 1 bath with open floor plan. Calming sound of rushing water all year round & one of the most unique properties you will find. The dramatic waterfall is private and serene. Very private with 12 acres with a stream & lots of wildlife. Truly a hidden gem in Grayson County! Call Chris.....**\$260,000**



**693/54218 - Near Mount Rogers State Park** - and horse trails. Charming Farmhouse with low maintenance vinyl siding & metal roof. Includes 3 BRS, 1 bath. Nice yard, garden area & small stream on 0.711 acre. \$69,000. And additional 2.3 acres is available to purchase. Call Chris. ....**\$69,000**



**705/55767 - Excellent Views** - From the top of 25.98 acres. A great hunting/recreational tract. A great place to build a house or cabin. Rolling pastures with a well built road throughout. Located only minutes from Independence or Galax. Call Chris.....**\$142,917**



**702/55326** - Very private 2 acres with nice open woods and lots of paved road frontage. A perfect building site on property for your dream home. Located in the Pine Mountain area of Grayson County. Call Chris.....**\$19,900**



**709/56042 - New River** - A very rare find! Build a cabin on 9.36 acres located on a beautiful stretch of the New River in Grayson County with an area excavated for construction to start immediately. Almost 300 ft. of river frontage. Building site is overlooking the river with nice sycamore trees lining the river bank for shade. Call Chris.....**\$99,000**



**688/53419 - Attention Hunters-** A great hunting tract in beautiful Grayson County with **147 acres**. Plenty of wildlife and established hunting land. Bring your 4 wheeler to your own private hunting boundary. Joins backside of Point Lookout Mountain development. Call Chris.....**\$299,000**



**6 8 9 / 5 3 6 1 5** - **612/44097-Near The Independence** - Nice open building lot with 1.078 acres. Walking distance to library, schools, ballgames & more. Call Chris.....**\$9,900**



**612/44097-Near The New River** - Lots of wildlife and a nice road through 145.58 very private acres. Located near the New River. Call Chris.....**\$599,000**



**700/49988 - Pine Mountain Estates** - Two beautiful lots in Grayson County with a total of 18.87 AC. Only 4 miles from town in a private gated community. You must see the pond full of Bass & Blue Gill and a very peaceful setting. Two knolls overlooking the pond. Enjoy the high ridge views or the peaceful setting of the pond for your home sites. Call Chris.....**\$160,000**



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**629/45605 - All Wooded**  
- 7.63 acres with a building site on a knoll. Located in a neighborhood with nice homes. Near Independence for shopping. Call Chris.....**\$39,500**



**664/50418 - JOINS NATIONAL FOREST** - A beautiful farm with 285 acres with pasture and woods that joins the National Forest. Breathtaking views of rolling mountains and valleys and lots of water flowing throughout the property. Call Chris.....**\$3,500/acre**



**708/55845 - Duplex Office**  
- Two separate buildings with space for two separate business in the office building. Great location on the east side of Galax with lots of exposure. Call Chris.....**\$250,000**



**685/53325 - Independence** - Brick 3 BR, 1.5 bath home with newer paint, carpeting & a newer roof. Approx. 1.5 acres & more land available. Full bsmt w/ workshop & potential for more BRs & den area downstairs. Located in Independence on a dead end street in a great neighborhood. Call Chris.....**\$129,000**



**691/54147 - Hidden Valley**  
- A beautiful building site in the Hidden Valley section of Grayson County on 5.01 acres. Access to a beautiful lake for fishing or kayaking. Call Earl.....**\$39,900**



**695/54397 - Kindrick Mountain** - The view is the amenity from this nice 6 acre lot. Nice houses surrounding this lot and would make a great location for your mountain cabin or log home. Excellent views of Grayson County. Call Chris.....**\$49,000**



**656/49655 - Great location-** for a cabin on 3.665 acres. Partially open and wooded with a stream through property. Private yet other cabins around with power already located. Call Chris.....**\$25,000**



**586/42038 - Hidden Valley** - Beautiful area with this 4 BR, 3 bath home with nice level yard & access to lake. Excellent view from the back deck. Possible separate living quarters in the basement. Road maintenance in process to make an even better drive into property. Call Chris.....**\$149,900**



**678/51541** - Bring your motor home or camper to this recreational lot with 0.69 acre and 286 feet of river frontage. Includes power and large concrete pad for camper. Call Earl.....**\$45,000**



**673/50157 - Pine Mountain Estates** - Private with beautiful views from these tracts with gated entrance & paved road. Great place to build a home or cabin. 7.260 Acres \$65,340 and 7.005 Acres. Call Earl.....**\$63,045**

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Kathleen M. Simms..... (276) 237-7724

Laurie Vos..... (276) 733-2775

Located on the north side of the Blue Ridge Parkway  
(between Mileposts 193 and 194) at Orchard Gap.



**8547 - \$477,000**

- Great Piedmont & Pilot Mountain View
- 3 Bedrooms, 3.5 Baths
- 8 Acres
- Designer Furnishings



**8529 - \$179,000**

- Hearthstone Log Cabin
- 2 acres near Blue Ridge Pkwy
- 2 BR, 2 BA plus loft
- Screen porch and deck



**8517 - \$79,000**

- 3 BR, 2 BA
- 1 acre, Cleared, Level
- Full Unfinished Basement
- Large Workshop



**8551 - \$159,000**

- Groundhog Mountain
- Awesome View
- 3 BR 2 BA
- Pristine Condition



**8314 - \$125,000**

- Doe Run - 2/3 Acre
- 3 BR, 3 BA
- 3 Decks
- **Basement Apartment**



**Seven Springs View Lots**

- Hawk Pointe section Lots 8&9
- 4.5 acre, well and drvwy \$60k
- 2.1 acre \$45k
- can be combined for \$80k



**8527 - \$89,900**

- Cottage at Doe Run
- 3 BR, 2 BA
- 2 fireplaces, 2 decks
- 1 acre



**8524 • \$207,000**

- Cascade Mtn Resort
- Piedmont View
- 3 BR, 2 BA
- Great Stone Fireplace



**8525 - \$339,000**

- Southland Log Home
- Long range views
- 3 BR, 2.5 BA
- 2 car garage



**8514 - \$159,000**

- Long-Range Mtn. View
- 1 Acre Lot
- 3 BR, 2 BA
- Rock work inside and out



**8506 - \$189,000**

- Buffalo Mtn. View
- 2 BR, 2 BA
- 5 acres
- Full walk-out Basement



**8534 - \$154,000**

- 3 BR, 1.5 BA
- Gas log FPL
- Private in Doe Run
- Large screened in room



**8532 - \$209,000**

- Great view in Elkhorn Acres
- 3 BR, 2 BA
- Great room w/ cathedral ceiling
- Screen Porch



**8512 - \$34,500**

- #19 Studio Condo at Cascade
- Remodeled
- Living, Kitchen, & Bath



**8481 - \$80,000**

- Pipers Gap Area
- 3 BR/2 BA
- 3/4 acre
- Garage



**8538 - \$225,100**

- Mini farm on 42 acres
- 2 BR, 1 BA
- Private setting
- Large porch



**Doe Run Tennis Chalets**

- Several avail. at various prices
- 2 BR, 2 BA
- Large living area
- Balcony with view



**8511 - \$299,000**

- Piedmont View
- 4-5 BR, 3.5 BA
- Sunroom
- Full House Generator
- 2.5 Attached Garage

**WE'VE MOVED!**

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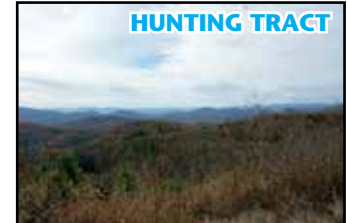
**PRICE REDUCED**  
MLS# 47223 Secluded 21.174 Acres in two wooded hunting tracts. Marketable timber, mostly mature pine. Stream. \$91,048



**HUNTING TRACT**  
MLS#48561 Three bedroom, two bath log home with full basement and 33.03 acres at elevation 4070 feet. Hunting tract. Amazing long range views. Near horse trails. \$369,500



**HUNTING TRACT**  
MLS# 55604 72.051 acres in three tracts. Two rustic cabins, one is usable. Spring and branch. Owner will divide. Recently surveyed. \$199,900



**HUNTING TRACT**  
MLS#48801 51.01 acres, elevation over 4000 feet. Awesome views!!! Near horse trails. Excellent hunting & hunting tract. Underground electricity and phone lines in place. \$247,500



**HUNTING TRACT**  
MLS#52466 5.307 Wooded Acres, off the grid, one spring and a branch, hunting tract, owner finance available. \$19,950



**HUNTING TRACT**  
MLS# 52842 17.238 Acres, awesome hunting tract, secluded, timber has been select cut. \$85,000



**OWNER FINANCING**  
Multiple building tracts with various amounts of acreage. Owner financing available with approved credit. Pricing begins at \$4,950 and tops at \$19,950. Conveniently located near Galax and the New River Trail. Call us today for further details.



**OWNER FINANCING**  
MLS# 51141 - 4.729 Acres, beautiful New River view!!! Buildable!!! \$52,500



MLS# 54909 - Cottage Style 3 BR, 1 BA, partially furnished, move-in ready, beautiful views, 2.218 acres. \$98,500



**OWNER FINANCING**  
MLS# 50953 - 20 acres, wooded with creek, owner financing. \$49,950



MLS#57351 Three Bedroom, 1 Bath fixer upper. Some building supplies included. \$30,000



**SOLD**  
MLS# 51615 - Three bedroom, One bath on .2 acres. \$20,900.



MLS#57725 18.226 acre wooded tract, Awesome for hunting or a building site. Extensive road frontage. \$99,000



**OWNER FINANCING**  
MLS# 50950 - 30 acres, wooded with creek, owner financing. \$69,950



Multiple Lots Offered in Different Ways As Follows:  
MLS# 56847 - 3 Lots on the New River with camper, 2 awnings, shed and deck at river. Well, septic & electricity. \$166,000  
MLS# 56891 - 3 lots on the New River, 2 awnings, shed and deck at the river. Well septic & electricity \$141,000  
MLS# 56892 - 2 Lots on the New River with camper and shed. Well, septic & electricity \$119,000  
MLS# 56893 - 2 Lots on the New River with awning and shed. Well, septic & electricity \$94,000  
MLS# 56925 - 1 Lot on the New River with awning and deck at river. Well and septic. \$55,000





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## 772838 RIVERWATCH LN., CANA, VA -

Unbelievable piece of property with majestic mountain views, peaceful flowing stream, wildlife all around, gorgeous home in private setting. Entertainment area by the riverside, 88 acres.....**\$850,000**



**816 GLENDALE RD., GALAX, VA** - 25,000 +/- SF office building partially leased to medical related tenants. 2 story brick building built in 2001. Located on 8.9 ac. 1 mile to US 221 & 10 miles to I-77.....**\$2,950,000**



**794058 - 856 FISH LAKE RD., CANA, VA** - Majestic Mountain Views! Split Foyer with 3 BR's, 1 BA & two lots - all fenced in with garage building & storage building - both wired.....**\$119,900**



**VA MLS#58148 - 3684 WILLIS GAP RD., ARARAT, VA** - 3 BR, 1 BA home on 3.97 acres. House features entry porch/breezeway, kitchen, DR w/fp, LR w/hardwood flooring & bay window, oil heat, central air & full walk-out basement.....**\$139,900**



**783760 - 153 DOGWOOD CT., HILLSVILLE, VA** - MOUNTAIN VIEW! You've got it here - located in Groundhog Mountain/Doe Run Subdivision. 2 bedrooms, 1 bath, living room with fireplace & loft bonus room! Great getaway home to enjoy mountain views & beautiful surroundings.....**\$82,900**

### LAND FOR SALE:

**786556 CLARKS CREEK, ARARAT, VA** - 57.33 acres. Excellent property for hunting preserve, lots of wildlife. Small frame house on property as well as trout stream, pastureland, bottomland & growing timber.....**\$200,655**



**55623 - 100 T. GEORGE VAUGHAN, GALAX, VA** - Former furniture manufacturing facility. 408,000+/- s.f. brick, 3 story building with 12 dock doors & 2 drive-on doors on 5.2 acres. Wet sprinkled, freight elevators & monorail system.....**\$1,250,000**



**786575 CHANCES CREEK RD, HILLSVILLE, VA** - Long road frontage, county water/sewer. 1 acre located beside hotels & service stations.....**\$199,000**

**816335 - 1264 OAK RIDGE RD., CANA, VA** - Located right on the NC/VA line - All on one level - 3 BR's, full bath, living room, eat in kitchen, 1 car garage, large backyard - new heat pump, new paint & more. Priced to sell.....**\$79,900**

**420 CREEKVIEW DR., GALAX, VA** - 30,000 SF building zoned M-2 on over 2 acres.....**\$599,000**

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**CRS-176** - Looking for a central location? We've got it! Traditional one story home situated on 1 +/- acre, in the Town of Independence. 2 car detached garage, and barn/shed for all the extras you need a place to store. Property has been well kept and features 2-3 bedrooms and 2 baths.....**\$99,900**



**CRS-173** - Nice ranch style home with 12 acres in the City limits of Galax - This home has 1,300 SF of above grade living area with an additional 676 SF finished basement area. Large covered porch, rear deck and built-in 2 car garage. Move in ready and immediate possession.....**\$159,900**



**CRS-174** - One story home located in the City of Galax offers 2 to 3 bedrooms, 1 bath, and full basement. Great starter home or rental property. Conveniently located to shopping, downtown Galax, Felts Park, YMCA and schools.....**\$49,900**



**CRS-553** - **ELK CREEK PARKWAY, ELK CREEK** - Unrestricted 5 acre residential and/or commercial building tract. Located within minutes of National Forest, riding/hiking trails, hunting & fishing. Level building site with great views. Branch runs through property.....**\$39,900**



**CRS-539** - 116+/- acres productive farm/grazing boundary located close to Independence, VA. Rolling topography, long paved state maintained road frontage, good fencing, adequate water for livestock, frontage along Peach Bottom Creek.....**\$4500/acre**



**CRS-555** - 9+/- acres with good road frontage on state maintained road in Elk Creek. The picture doesn't do it justice. This is a good tract of land that is easy to get to and lays well. This one has it all, good road frontage, boundary of privacy, enough space to spread out at an affordable price. Need to see this one in person!.....**\$43,500**

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Grayson County, VA ~ One of a Kind Farm ~ 3 Bed 2 Bath Main Home, Guest Home, Brick Ranch, Barn & 168 Acres ~ Privacy & Seclusion, Breathtaking Views, Wildlife ~ Too Much to List! ~ Call Angie at 276-233-7009



MLS# 56486 ~ Fries, VA ~ Spectacular Completely Renovated 4 Bed 2 Bath Farmhouse on 42 Acres ~ Beautiful Home in a Peaceful Country Setting ~ 60X32 Quonset Hut, Barn, Outbuildings ~ Way Too Much to List! A Must See Home ~ \$374,999



MLS# 50914 ~ Independence, VA ~ 4 Bed 3 Bath Log Home on 17+ Acres ~ Privacy, Seclusion, Great Views, Wildlife ~ In the Heart of the Blue Ridge Mtns ~ Wooded & Open ~ \$259,900



MLS# 58181 ~ Fancy Gap, VA ~ Beautiful 3 Bed 2 Bath Log Home w/Loft ~ Exposed Beam Floor Plan ~ Gas Logs, HW floors, Wrap Around Porch ~ Great Views w/Some Tree Removal ~ \$199,900



MLS# 52728 ~ Independence, VA ~ A Little Piece of Paradise! ~ 2 Bed 1.5 Bath on Almost 5 Acres ~ New Flooring ~ Privacy & Seclusion ~ Beautiful Setting ~ \$129,900



MLS# 50903 ~ Independence, VA ~ Spacious 5 Bed 2 Bath Brick Home ~ Hardwood Floors, Central Air, Full Bsmt w/Workshop Area, Detached Garage ~ \$99,999



MLS# 57562 ~ Fries, VA ~ 3 Bed 2 Bath Conveniently Located in the Town of Fries ~ New Paint, Counter tops, Carpet, Bathroom Vanity and More! Studio apt & partial unfinished bsmt ~ A Must See ~ \$89,900



MLS# 54533 ~ Galax, VA ~ 3 Bed 1 Bath ~ Kitchen w/Island & New Dishwasher, Dining Room, HW Floors, Sun Room, Garage, Double Lot, Covered Porch ~ A Must See ~ \$74,900



MLS# 53937 ~ Independence, VA ~ 2 Bed 1 Bath, ~ Convenient Location Just Outside Independence ~ Great Starter Home ~ \$69,900



MLS# 58205 ~ Elk Creek, VA ~ Hunting Cabin on 5 Acres ~ Private & Secluded ~ Wildlife Galore ~ Walking Distance to Nat'l Forest ~ Kitchen, Front Porch, Tilt Windows, Metal Roof ~ New Fencing ~ \$69,900



MLS# 54983 ~ Fries, VA ~ 3 Bed 1 Bath Brick Ranch ~ Large LR, Unfinished Bsmt w/Outside Entrance ~ Large Level Lot w/ Garden Area & Outbuilding ~ \$59,999



MLS# 46424 ~ Laurel Fork, VA ~ 1 Bed 1 Bath Single-wide on 2 Acres Just off the Blue Ridge Pkwy ~ Picnic Shelter with BBQ ~ Large Screened Front Porch ~ \$49,900



MLS# 46431 ~ Elk Creek ~ Spacious 3 Bed 2 Bath Single-wide on 1+ Acre ~ Walk-in Closet & Pantry, Screened-in Porch, Fenced Yard ~ \$45,000



MLS# 58180 ~ Independence, VA ~ 2 Bed 1 Bath Vinyl Sided Fixer-Upper ~ Tilt Pane Windows, Covered Front Porch ~ 30X24 Workshop w/Electric & 1/2 Bath ~ Being Sold "AS IS" ~ \$45,000



MLS# 58179 ~ Galax, VA ~ 2 Bed 1 Bath Vinyl Sided Fixer-Upper ~ Tilt Pane Windows ~ Close to Shopping, Medical Offices, Hospital ~ Being Sold "AS IS" ~ \$35,000



MLS# 51857 ~ Independence, VA ~ FOR SALE OR LEASE ~ Restaurant in Great Location in Town of Independence ~ Income Producing ~ Call Angie for the Details at 276-233-7009 \$250,000



MLS# 58307 ~ Independence, VA ~ 22+ Wooded Acres in Big Ridge Estates ~ Fabulous Views w/Tree Removal ~ Septic Tank in Place ~ Bldg. Sites ~ Privacy & Seclusion ~ Can be Sold in 2 Tracts ~ \$210,425



MLS# 57415 ~ Independence, VA ~ 19 Acres w/Breathtaking New River Views ~ 16X16 Cabin ~ Electric in Place ~ Building Sites ~ Privacy & Seclusion ~ \$139,900



MLS# 57762 ~ Mouth of Wilson, VA ~ Only 1 1/2 mile to Grayson Highlands! 14.77 Wooded Acres ~ Abundant Wildlife, Spring, & Building Sites ~ Build your Dream Home Here! ~ \$115,000



MLS# 49479 ~ Fries, VA ~ Build your Dream Home on the New River! ~ 1+ Acre with Fabulous Views ~ Over 100 ft on the River ~ Great Neighborhood ~ \$110,000



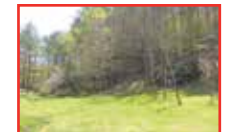
MLS# 48421 ~ Mouth of Wilson, VA ~ Fantastic 22.8 Acres w/ Hunting Cabin near Grayson Highlands ~ 3000+ Elevation ~ Stocked Pond ~ Views ~ Building Sites ~ \$99,999



MLS# 47906 ~ Woodlawn, VA ~ Gorgeous 5+ Acres in the Gated Community of Laurel Mountain ~ Bldg. Site in Place ~ Breathtaking Mountain Views ~ Highest Elevation in the Development ~ \$79,900



MLS# 55010 ~ Elk Creek, VA ~ 18.65 Private & Secluded Acres ~ Homsite w/Fantastic Views ~ Abundant Wildlife ~ Close to Jefferson National Forest ~ \$74,560



MLS# 46306 ~ Independence, VA ~ 12 Acres with Long Road Frontage ~ Mostly wooded w/ Level, Cleared Lot Near Road ~ Near Grayson County Recreation Park ~ \$71,900



MLS# 46019 ~ Galax, VA ~ 13 Acre Building Tract ~ Pond & Excellent Views ~ Private & Secluded ~ \$59,900



MLS# 50601 ~ Cana, VA ~ 12 Acres w/Well in Place & Perked ~ Basement Already Dug for Your New Home ~ Open & Wooded ~ Gravel Driveway ~ Near Blue Ridge Pkwy ~ \$59,900



MLS# 57413 Cana, VA ~ 22+ Acres w/2 Small Creeks ~ Mostly Wooded ~ Abundant Wildlife ~ Great Location ~ \$59,900



MLS# 56095 ~ Troutdale, VA ~ 3 Wooded Acres w/Long Road Frontage ~ Near Grayson Highlands, Mt. Rodgers & National Forest ~ Building Sites ~ Private & Secluded ~ \$50,100



MLS# 46419 ~ Galax, VA ~ 5 Acres Just Outside of Galax ~ Mostly Wooded w/Great Views ~ Underground Electric & Perk In Place ~ Great Location ~ \$45,000



MLS# 46432 ~ Galax, VA ~ 5 Acres Just Off the Blue Ridge Parkway ~ Beautiful Building Sites ~ Fabulous Views ~ \$39,900



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Mitch Snow, General Contractor/Realtor ..... 336-326-7883  
 Pat Snow, Broker/Realtor ..... 276-398-3535  
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**Listing #9805 - \$229,000**

5 Bedroom, 3 full baths, 2 complete living areas, including 2 kitchens, gated community, pool, tennis courts, hiking.



**Listing #9817 - \$369,000**

3 bedroom, 3 bathroom, 2 Fireplaces. Has been superbly maintained. Amazing wide range views of Pilot Mountain



**Listing #9845**

Vacation upper unit at Groundhog Mountain Resort. 2 bedrooms 2 baths, large great room includes updated kitchen and dining area, all glass overlooking tennis courts and pond. Completely furnished-need only to bring your toothbrush.



**Listing #9844**

3 BR, 3 BA. Large open great room with high end kitchen, dining area, rock fireplace and look at the Piedmont through lots of glass windows. Large covered deck, great room with pool table, TV area on lower level. Just off Parkway on Snow Mountain Lane!



**Listing #9791 - \$529,000**

Like New, 4 LG BR, 3 BA, 2 great rooms, 2 rock FPs, engineered log cabin w/ full piedmont views. Large lot, 2 covered decks w/ Trex Decking. Rock shower, heated BR floors. 1-car garage. Main floor great room has cathedral ceiling w/ LG exposed beams.



**Listing #9768 - \$89,900**

2 BR, 2 BA w/ LG great room w/ FP. Overlooking pond w/ fish. Nicely furnished MBR w/ cathedral ceilings, bay window & private deck.



**Listing #9849 - \$129,900**

26 acres just off the Blue Ridge Parkway. Piedmont view, stream, mostly wooded. Owner/Agent



**Listing #9810 - \$699,000**

Best View in Fancy Gap! New 4 bedroom, 3.5 bath house, huge great room, screened in covered deck - all upscale features in this mountain home. Must see this new home and the view! Gated driveway.



**Listing # 9779 - \$3,930/acre**

131.99 acres on paved state road looking directly to Fishers Peak in the Blue Ridge Mountains in VA next to the NC border. Property is planted in white pines and is gently rolling with 2 streams. Short distance to I-77 and approximately 10 minutes from Mt. Airy, NC. Can be used as a farm or be developed for single family residential lots



**Listing # 9811 - \$259,900**

Piedmont View, Stream, Great Room, Fireplace, Screened in porch; Open deck, 3 bedrooms, 3 baths. This contemporary mountain home has it all - Must See!!



**Listing # 9842 - \$69,900**

#48 Tennis Chalet at Doe Run, Groundhog MTN, just off the Blue Ridge Pkwy at Mile Post #189. 2 master suites w/ 2 full BA. Newly decorated w/ carpet & all appliances, FP. Fish Pond.



7383 Fancy Gap Hwy. • Fancy Gap, Va. 24328

**276-728-9993**

email: [info@fancygapmtnrealty.com](mailto:info@fancygapmtnrealty.com)



**Kaye Burnett, Broker**  
276-233-2019

**Paul Burnett,**  
Associate Broker  
276-233-4699



**Ernie Jackson, Agent**  
276-733-6585

**Diane Jackson,**  
Associate Broker  
276-733-6577



**Ashley Reeves, Agent**  
276-233-3848



**NEW LISTING**

**2074 - FANCY GAP -**  
CUSTOM BUILT HOME,  
6 ACRES, 600' CROOKED  
CREEK FRONTAGE, 3BR,  
2BA, FENCED PASTURE,  
SHED. **\$274,500**



**NEW LISTING**

**2075 - CANA - 9**  
ACRES WITH A VIEW  
OF THE BLUE RIDGE  
MOUNTAINS. **\$29,000**



**NEW LISTING**

**2077 - WOODLAWN**  
- TOTALLY REMODELED  
HOME, 3BR, 2BA, 1424 SF,  
WOODBURNING FIREPLACE,  
BASEMENT, ONE LEVEL  
LIVING. **\$149,000**



**NEW LISTING**

**2078 - HILLSVILLE -**  
1764 SQFT, 2BR, 2.5BA,  
LARGE LOFT, SUNROOM,  
BASEMENT, VIEW,  
FURNISHED. **\$225,000**



**REDUCED**

**1977 - HILLSVILLE -**  
MAINTENANCE FREE CABIN,  
1BR, 1.5BA, 768 SQ FT, ADD'L  
SLEEPING AREA UPSTAIRS,  
FURNISHED, RV HOOK UP, 5  
ACRES, MTN VIEW. **\$112,500**



**2070 - FANCY GAP -**  
PIEDMONT VIEW HOME,  
3BR, 3BA, 1676 SF,  
SCREENED IN PORCHES,  
20X20 CARPORT, 2CAR  
GARAGE W LOFT. **\$350,000**



**2072 - HILLSVILLE -**  
MOVE IN READY! 3BR,  
2BA, 1518 SF, 1 ACRE,  
26'X26' 2 CAR GARAGE.  
**\$89,000**



**2038 - HILLSVILLE - 4**  
ACRE PIEDMONT VIEW  
LOT W/ WELL AND SEPTIC,  
SMALL CREEK, CLEAR  
USABLE LAND. **\$50,000**



**2008 - FANCY GAP - 46 +/-**  
ACRES OF PRIME PROPERTY, 3  
BR, 2BA, 1792 SQ. FT., GARAGE,  
OUTBUILDING, COUNTRYSIDE  
VIEWS, 2/3 PASTURE FENCED AND  
CROSS FENCED, BOLD STREAM,  
SPRING FED POND. **\$390,000**



**1941 - WOODLAWN - 53**  
UNRESTRICTED ACRES,  
90% WOODED, BEAUTIFUL  
BUILDING SPOT, CREEK ON  
PROPERTY, PAVED ROAD.  
**\$159,900**



**2056 - HILLSVILLE - 13 ACRE**  
MINI FARM, REMODELED,  
3BR, 2BA, 1358 SQ FT,  
BARN W/ LOFT & STALLS,  
OUTBUILDINGS, SPRING, 50%  
PASTURE LAND. **\$248,500**



**2057 - FANCY GAP - 180**  
DEGREE PIEDMONT VIEW, 2 BR,  
2.5 BA, 1680 SF, OPEN FLOOR  
PLAN, 2 MASTER SUITES, WRAP  
AROUND DECK. **\$239,000**



**2061 - FANCY GAP - 2 BR,**  
2.5 BA, 1314 SF, 2.3 ACRES, 2  
FIREPLACES, FULL BASEMENT,  
NEW METAL ROOF, NEW  
SIDING, GARAGE. **\$155,900**



**2067 - FANCY GAP**  
- 2BR, 2BA, 1344 SF,  
UPDATED HOME, BAMBOO  
HARDWOODS, 539 SF  
DECK, GATED COMMUNITY.  
**\$134,500**



**1861 - LAUREL FORK - LOG**  
HOME WITH 61 ACRE HORSE  
FARM, 90% OPEN FENCED  
HORSE PASTURE, 3BR, 2.5BA,  
2548 SQ FT HOME, ATTACHED  
GARAGE. **\$479,000**



**2065 - FANCY GAP -**  
BEAUTIFUL 34 ACRES,  
UNRESTRICTED, 2 WELLS,  
COUNTRYSIDE VIEWS.  
**\$272,000**



**1986 - HILLSVILLE -**  
CUSTOM BUILT HOME,  
4BR, 3.5 BA, 4100 SF,  
13 ACRES, OPEN FLOOR  
PLAN, FIREPLACE, GARAGE.  
**\$369,000**



**1411 - FANCY GAP - 4BR,**  
2BA, 1568 SF, GAS LOG  
FIREPLACE, FURNISHED,  
VIEWS OF COUNTRY SIDE  
AND BUFFALO MTN. **\$99,000**



**2035 - FANCY GAP - 4**  
BR, 2 BA, 1248 SQ FT,  
BASEMENT, LARGE DECK,  
FURNISHED. **\$129,000**



**2047 - FANCY GAP - HOME**  
WITH 25 ACRES ADJOINING THE  
PARKWAY, 3 BR, 1 BA, 1488 SF,  
FULL BSMT, 528 SF GARAGE,  
VIEWS. **\$249,000**

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Jessica Miller  
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**\$129,000**  
**NEW LISTING**



**MLS# 58457 - WYTHEVILLE** - 3BD/2.5BA brick ranch on level 0.32 ac. Finished basement that could easily be made into 4th BD. Custom kitchen cabinets, storage building, and mechanical/utility area in basement.



**\$149,500**  
**NEW LISTING**



**MLS# 58472 - WYTHEVILLE** - 3BD/2BA ranch style home on 0.3 ac. Large bedrooms, dining, and attached garage.



**\$55,000**  
**NEW LISTING**



**MLS# 58473 - WYTHEVILLE** - 4BD/2BA home on 0.34 ac. Home also has an office that can be converted into 5th BD. 2 brick fireplaces, enclosed porch, and a sun-room. Plenty of natural light, and outbuilding.



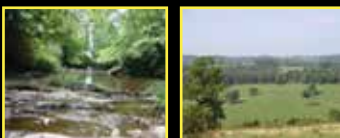
**CALL FOR MORE DETAILS**  
**NEW LISTING**



**MLS# 58518 - WYTHEVILLE** - 3 BR /1BA home on 0.49 ac. No well or septic on property (both are on adjoining property). To place a bid, please contact us for further information.



**\$372,800**  
**NEW LISTING**



**FANCY GAP** - 47.8 acres with barn, creek, and outbuildings.



**\$39,900 EACH**  
**NEW LISTING**



**FANCY GAP** - 3 lots (3.4 ac., 4.1 ac., 4.6 ac.) open and wooded with road frontage. \$39,000/each



**\$159,900**  
**NEW LISTING**



**FANCY GAP** - Gated Cascade Mountain community with pond, club house, tennis court. New Paint, floor, windows. 2900+ SF.



**MLS# 57696 - FORT CHISWELL** - 3 BD 2 BA brick home on 67.65 ac. farm. 2 car attached garage, detached garage, and equipment shed. HW/ceramic tile flooring. Creek provides water in 3 areas.

**CAN BE PURCHASED TOGETHER! 59.9 ACRES FOR \$466,850**



**\$479,900**

**MLS# 58169 - WYTHEVILLE** - 4BD/3BA brick cape cod on 19.52 ac. offers hickory cabinets. Cathedral ceilings and open loft. Master has access to deck & LG BA w/ double vanity & walk in closet. 1 BR is soundproof, could be converted. Bonus room above garage. Back up propane HP for when power goes out.



**\$375,000**

**MLS# 54177 - IVANHOE** - 3 BR, 2 BA brick ranch. Rock FP w/ wood stove insert. Covered patio w/ ramp, outside wood stove heats water, 3 300 watt solar panel, detached garage. 3 ponds, creek.



**\$319,500**

**MLS# 58003 - DRAPER** - 3BD/2BA home on 55 ac. with a stream and a postcard view. Vaulted ceilings, rock fireplace, and lots of room & natural light.



**\$289,500**

**MLS# 57029 - HILLSVILLE/ SYLVATUS** - 3 BR 2.5 BA w/ a full bsmt, HW floors, 2 car garage, on 15 acres 2 BR upstairs, BA and loft overlooking LR. Kitchen, fam room, and DR, large back deck.

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Broker Associate  
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Realtor  
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**\$237,000**  
**MLS# 58131 - GRAHAMS FORGE** - 2 BD/2BA brick Ranch on 0.9 ac. 6 panel doors, HW and tile floors, brick fireplace with gas logs and vaulted ceilings, Master has walk-in closet and bath with jetted tub. Can be 3BD easily. Two garages and circle driveway.



**\$239,900**  
**MLS# 55385 - HIWASSEE** - 2BD/1BA home on the river with 1.78 ac. Multiple camper hookups and a boat launch. Also reference MLS 55387 & 55389 for additional land/home options.



**\$234,900** **GUEST HOUSE**  
**MLS# 57728 - IVANHOE** - 20.34 ac with immaculate barn that could be turned into living quarters easily. Land is mostly cleared and partially fenced.



**\$225,000**  
**MLS# 54007 - FORT CHISWELL** - 3 BR 2.5 BA log home located on 10 acres of fenced pasture with a guest house and barn. Community access to NR w/common area for picnicking!



**\$224,900**  
**MLS# 54971 - DRAPER** - 4BD/2BA Cape Cod on 5 ac. Kitchen is updated and has granite countertops and more than we can list. Open front porch, covered back deck, & breezeway to 2 car garage.



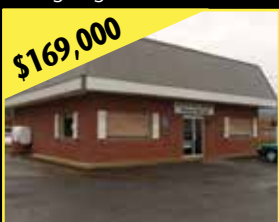
**\$199,500**  
**MLS# 51374 - HILLSVILLE** - 3BD/2BA ranch on 2.06 ac. Open floor plan, gas logs, lots of cabinet space in kitchen, and office. Master has double vanity, shower, and jacuzzi tub.



**\$169,900** **FARM**  
**MLS# 55523 - MAX MEADOWS** - 3 BR, 2 BA house on 5.61 acres. Open floor plan, split BRs, HW/carpet floors, covered front porch, covered deck, garage and barn. Open fenced pasture.



**\$169,500**  
**MLS# 58232 - WOODLAWN** - 3BD/2BA ranch on 0.64 ac. Open Floor Plan with HW floors and vaulted ceilings, custom oak cabinets and island in kitchen. Master with bath and lots of closet space. Wood deck and covered front porch with 1 car garage and 2 driveways.



**\$169,000**  
**MLS# 42143 - SPEEDWELL** - 1,600 sq.ft. commercial building with 2 BA and large dining room. Equipment and furniture included.



**\$167,500**  
**MLS# 58277 - FORT CHISWELL** - 4BD/3BA home on 0.83 ac. Vaulted ceilings, newer roof, updated kitchen with appliances, new carpet, paint, and tile in one bath. 3 y.o. HP can also be converted to a 5BD if needed. Utility room in lower level has lots of storage space and 2 car garage outside.



**\$149,900**  
**MLS# 57116 - GALAX** - 3 BR 1 BA Brick Ranch on 20.75 acres. Home has new kitchen, HW and tile floors, new metal roof and a full bsmt. Land is partially wooded w/ outbuildings and partially fenced.



**\$145,000**  
**MLS# 57350 - ELK CREEK** - 3 BR, 2 BA ranch home w/ great mtn views. Like new condition w/ custom wood cabinets. Vaulted ceiling in LR & kitchen. BRs split, full bsmt. Fruit trees & garden.



**\$125,000**  
**MLS# 58331 - FORT CHISWELL** - 3BD/2BA doublewide on 5 ac. Home has permanent foundation, has been landscaped beautifully, & has a 4 stall barn outside. At least 4 types of fruit trees on the property.



**\$124,500**  
**MLS# 56856 - FRIES** - 4 BR 2 BA home near NR. 1.42 ac. of land, landscaped. Large back deck, & walk out bsmt outside. HW floors, SS appliances, & 2185 SF inside. Includes a LG extra room.



**\$119,900**  
**MLS# 57883 - GALAX** - 2BD/1BA home with 11.24 ac. and great views. Mini farm comes with a nice barn and shop building. Well and spring on property for livestock.



**\$119,900**  
**MLS# 58320 - SPEEDWELL** - 3BD/1BA brick ranch on 0.41 ac. with a carport and fenced back yard. Bakers dream kitchen with corian style countertops and custom cabinetry and stainless steel appliances. Jacuzzi tub with granite surround and gas logs.



**\$115,000**  
**MLS# 58176 - WYTHEVILLE** - 3BD/2BA doublewide on 5.5 ac. Open Floor plan, dining and breakfast area. Cedar paneled rooms in most of house for that log cabin feel. Wrap around porch, pool, and detached 2 car garage.



**\$114,900**  
**MLS# 55391 - FORT CHISWELL** - 3-4 bed country home on 3 beautiful open acres. Hardwood floors, newer insulated windows, wood stove, large kitchen with separate DR, bonus room upstairs.

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www.shortwayhome.com 1205 E. Main St. Wytheville



\$109,900

**MLS# 52247 - HILLSVILLE** - 4BD/3BA brick townhouse that has a lot of new features. Paved driveway, ample storage. Hardwood and laminate, Corian countertops, full basement that was just finished.



\$104,900

**MLS# 57796 - WOODLAWN** - 2BD/1BA brick ranch on 2.3 ac. small stream on property. Hardwood floors and plenty of closets.



\$99,900 5.12 ACRES

**UNDER CONTRACT**

**MLS# 55040 - MAX MEADOWS** - 3 bed 2 bath home on 5 acres already fenced for horses! Bonus room attached to master BR, FP, wood-burning stove, covered back porch with mountain views.



\$89,000

**MLS# 56404 - SPEEDWELL** - 3 bed home within walking distance to National Forest! Country setting with 1/2 an acre of level land and 2 spacious outbuildings. Small stream and caves on property.



\$82,500

**MLS# 58114 - FORT CHISWELL** - 3BD/2BA doublewide w/ fantastic vies. 2,000 sq. ft. Living, family, dining and breakfast areas on just under an acre.



\$79,900

**MLS# 57582 - SPEEDWELL** - 2 BR, 1 BA Ranch Home on an acre of land. Large laundry room. Covered front porch and outbuilding, fenced garden and plenty of privacy for one level living.



\$79,900

**MLS# 54859 - SPEEDWELL** - 3,200 brick building, used as a church. Has classrooms and multiple BA all sitting on 1.47 ac. Property has a fellowship hall. Below tax assessment.



\$75,900

**MLS# 58016 - WYTHEVILLE** - 2BD/1BA home close to Sheffey School. Home has been remodeled and is move in ready. Private lot.



\$75,000

**HOME WARRANTY INCLUDED**

**MLS# 58009 - BARREN SPRINGS** - 3BD/2BA home on 1.52 ac. Home is move in ready and has home warranty. Open yard is fenced on 3 sides.



\$73,900

**MLS# 55013 - FORT CHISWELL** - 2 bedroom home mostly remodeled on 3 acres of land with a creek. Home has lots of new amenities and lots of shrubbery and fruit trees.



\$64,500

**NEAR NEW RIVER TRAIL AND VA HIGHLANDS HORSE TRAIL**

**MLS# 56674 - IVANHOE** - 4 BR 1 BA home near NR Trail & VA Highlands Horse Trail. 4 acres, partially fenced, w/ outbuildings. 1400 SF, w/ HW floors, sun porch. Singlewide also on property.



\$49,900

**CLOSE TO NEW RIVER/ NR TRAIL**

**MLS# 56921 - FRIES** - 3 BR 1 BA brick home. 1300 SF home on 0.74 ac. Newer roof & heat pump. Covered porch on front & open deck out back. Multiple outbuildings. Below tax assessment.



\$39,900

**SOLD**

**MLS# 57223 - SPEEDWELL** - 3BD/2BA home on 1.72 ac. with rock fireplace and open space in home. Huge front porch and deck on property.



\$19,900

**MLS# 56121 - IVANHOE** - 0.673 ac lot with metal building and block building Home is priced to sell and that joins National Forest on 2 sides. Also has a creek behind property.



\$19,500

**REDUCED**

**MLS# 58014 - GALAX** - 2BD/1BA home on 1.5 ac. Home is priced to sell and ready for someone to bring it new life. Nice lot.

**LAND  
10+ ACRES**

MLS# 57728	Ivanhoe	Immaculate barn with water access, utilities available	\$234,900
MLS# 56282	Speedwell	15.57 ac. w/ creek, fruit trees	\$140,000
MLS# 54913	Ivanhoe	16+ acres joins NF, creek and primitive cabin	\$125,000
MLS# 56180	Ivanhoe	15.3 acres with creeks, near National Forest	<b>REDUCED/FORECLOSURE</b> \$29,000

**5-9 ACRES**

MLS# 58319	Draper	5 ac. with views of New River. Two 5 ac. lots. One w/ well & septic	\$80,000
MLS# 58318	Draper	5 ac. with views of New River. Two 5 ac. lots. One w/ well & septic	\$50,000
MLS# 48110	Crockett	6.01 acres level and clear perfect for home site	<b>REDUCED</b> \$42,800
MLS# 57675	Fort Chiswell	5.38 acres with well and septic close to interstate	\$36,800

**LESS THAN 5 ACRES**

MLS# 58425	Wytheville	0.4 ac. joins Wytheville Golf Course with a view	<b>NEW LISTING</b> \$75,000
MLS# 58535	Wytheville	0.68 ac. lot in King Hills Subdivision overlooking Country Club	\$69,900
MLS# 39701	Hillsville	1.75 ac. can be residential or commercial	\$59,000
MLS# 56120	Fries	4.9 ac. with underground power, perfect home site	\$39,900
MLS# 57151	Fort Chiswell	1.04 clear ac. with septic on site and public water available	\$25,900
MLS# 58533	Bland	1.03 ac lot on paved road. Public utilities available	<b>NEW LISTING</b> \$24,900
MLS# 57777	Wytheville	4.16 acres with creek joining National Forest	\$22,500
MLS# 58311	Wytheville	0.61 ac. lot in Wytheville zoned for Commercial and Residential	\$21,000
MLS# 56121	Ivanhoe	0.67 ac. next to creek, with block building and metal carport	\$19,900
MLS# 36601	Max Meadows	0.38 ac. level lot with county water and sewer	\$14,500
MLS# 58363	Ivanhoe	1.08 ac. with road frontage, but private with ample wildlife. Joins MLS# 58364	<b>NEW LISTING</b> \$12,500
MLS# 58364	Ivanhoe	1.06 ac. with road frontage, but private with ample wildlife. Joins MLS# 58363	<b>NEW LISTING</b> \$12,500
MLS# 39431	Max Meadows	1.31 ac. with old home and county water/sewer	\$10,000

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**NEW LISTING** **GRAYSON CO.**



**K-5898** **\$189,900**

WELL BUILT 3 BR, 2 1/2 BA BRICK HOME ON 3 ACRES, NICE WORKSHOP, CONVENIENT TO DOWNTOWN GALAX & BLUE RIDGE PARKWAY

**NEW LISTING** **CARROLL CO.**



**K-5901** **\$179,900**

NICE 3 BR, 3 BA HOME, ROCK FP, 2 CAR GARAGE, NICE REAR DECK, FENCED AREA FOR YOUR PETS, ON A DOUBLE LOT

**NEW LISTING** **GALAX**



**K-5903** **\$145,900**

VERY NICE 3 BR, 2 1/2 BA HOME, CONVENIENT TO DOWNTOWN GALAX, SCHOOLS, NEW RIVER & NEW RIVER TRAIL

**NEW LISTING** **FANCY GAP**



**K-5894** **\$259,000**

BEAUTIFUL, 3 BR, 2 BA LOG CABIN IN THE WOODS, WRAP AROUND DECK

**NEW LISTING** **FANCY GAP**



**K-5897** **\$209,000**

SPECTACULAR PIEDMONT VIEWS! 2 BR, 2 BA CABIN, STONE FP, COMPLETELY FURNISHED.

**GRAYSON COUNTY**



**K-5893** **\$169,900**

4 BR, 2 BA, BRICK HOME, FP, ATTACHED 2 CAR GARAGE, CONCRETE DRIVEWAY, FINISHED BASEMENT, CLOSE TO BLUE RIDGE PARKWAY

**NEW LISTING** **CARROLL CO.**



**K-5902** **\$194,500**

UNIQUE & SPACIOUS HOME ON 9 ACRES! 3 BR, 3 BA CABIN, NEAR KANAWHA VALLEY RESORT

**CARROLL COUNTY**



**K-5771** **\$299,900**

WHAT A VIEW! 3 BR, 3 BA LOG CABIN ON 2.9 ACRES ON PRIVATE DEAD END STREET, JUST OFF BLUE RIDGE PARKWAY

**GRAYSON COUNTY**



**K-5793** **\$239,000**

CUSTOM BUILT HOME ON 5 ACRES! 3 BR, 3 BA HOME, STAINLESS STEEL APPLIANCES, NEAR BLUE RIDGE PARKWAY

**REDUCED** **CARROLL CO.**



**K-5718** **\$175,900**

CUSTOM BUILT, FULLY FURNISHED, 2 BR, 2 1/2 BA ON VERY PRIVATE 5 ACRES

**GRAYSON COUNTY**



**K-5755** **\$219,000**

OVERLOOKING NEW RIVER! GORGEOUS 2 BR, 2 BA HOME ON 2.4 ACRES, ROCK FP, BEAUTIFUL LANDSCAPING

**CARROLL COUNTY**



**K-5722** **\$126,900**

MOVE IN READY! 4 BR, 2 BA BRICK HOME WITH MANY UPDATES.

**REDUCED** **CARROLL CO.**



**K-5784** **\$174,500**

COZY CABIN WITH SPECTACULAR VIEW! IMMACULATE, 2 BR, 2 BA HOME

**GRAYSON COUNTY**



**K-5882** **\$89,500**

MOVE IN READY! COMPLETELY REMODELED 2 BR HOME, LOCATED IN FRIES, NEW DECKS, APPLIANCES, ETC.

**CARROLL COUNTY**



**K-5741** **\$68,500**

2 BR, 1 BA HOME ON 7.8 ACRES WITH LONG RANGE VIEWS

**CARROLL COUNTY**



**K-5891** **\$79,900**

BEAUTIFUL PRIVATE SETTING! 3 BR, 2 BA, CLOSE TO BLUE RIDGE PARKWAY & GROUNDHOG MOUNTAIN

**GALAX**



**K-5883 \$58,500**

NEAT, CLEAN & READY TO MOVE INTO! 3 BR, 1 BA HOME IN GREAT LOCATION, LEVEL LOT WITH PAVED DRIVEWAY

**CARROLL COUNTY**



**K-5890 \$129,500**

RUSTIC CABIN IN THE WOODS - 3 BR, 2 BA, PRIVATE

**GRAYSON CO.**



**K-5612 \$375,000**

CUSTOM BUILT WITH RIVER FRONTAGE - 4 BR, 3 1/2 BA, DOUBLE GARAGE, BEAUTIFUL PATIO OVERLOOKING RIVER

**GRAYSON COUNTY**



**K-5859 \$69,900**

VERY CLEAN 3 BR, 2 BA HOME ON LEVEL LOT, NEW FLOORING, REPLACEMENT WINDOWS & METAL ROOF

**GRAYSON COUNTY**



**K-5884 \$109,900**

4 BR, 2 BA, BRICK HOME, CONVENIENT TO DOWNTOWN, SHOPPING & SCHOOLS

**CARROLL COUNTY**



**K-5783 \$222,500**

A CABIN IN THE WOODS! BEAUTIFUL 3 BR, 2 1/2 BA LOG CABIN, PRIVATE

**CARROLL COUNTY**



**K-5880 \$298,900**

GORGEOUS HOUSE ON 5.24 ACRES WITH MOUNTAIN VIEWS! 5 BR, 3 FULL BA, 2-1/2 BA, 2 SEPARATE LIVING QUARTERS

**CARROLL CO.**



**K-5796 \$139,900**

NICE 3 BR, 2 BA HOME IN PRIVATE DEVELOPMENT, JUST OFF BLUE RIDGE PARKWAY.

**GRAYSON COUNTY**



**K-5849 \$199,900**

CHARMING 4 BR, 2 BA HOME ON 5 ACRES, DETACHED GARAGE, CONVENIENT TO GALAX, NEAR BLUE RIDGE PARKWAY & MUSIC CENTER

**GRAYSON CO.**



**K-5612 \$375,000**

CUSTOM BUILT WITH RIVER FRONTAGE - 4 BR, 3 1/2 BA, DOUBLE GARAGE, BEAUTIFUL PATIO OVERLOOKING RIVER

**GRAYSON COUNTY**



**K-5851 \$825,000**

AMAZING COUNTRYSIDE VIEWS! NICE CUSTOM BUILT HOME ON 47 ACRES! 3 BR, 3 1/2 BA, STONE FP, CATHEDRAL CEILINGS, 2 CAR GARAGE

**CARROLL CO.**



**K-5875 \$299,900**

MUST SEE! BEAUTIFUL 4 BR, 3 BA LOG HOME ON 5 ACRES WITH CREEK FRONTAGE, IN GATED DEVELOPMENT

**FANCY GAP**



**K-5776 \$118,500**

PERFECT VACATION GET-A-WAY! WELL MAINTAINED 3 BR, 1 BA HOME, LOCATED IN PRIVATE DEVELOPMENT

**WE HAVE TRACTS OF LAND & LOTS IN GRAYSON/CARROLL/PARKWAY...CALL US!**

**GALAX**



**K-5827 \$89,900**

MOVE IN READY! COMPLETELY REMODELED, 2 BR, 2 BA HOME, CONVENIENT TO DOWNTOWN

**CARROLL COUNTY**



**K-5723 \$199,500**

MOVE IN READY! LOG CABIN ON 12 ACRES, PRIVATE, JUST OFF BLUE RIDGE PARKWAY, WOODED

**CARROLL COUNTY**



**K-5758 \$134,900**

VERY CLEAN 2 BR, 2 BA HOME, JUST OFF BLUE RIDGE PARKWAY, CLOSE TO BLUE RIDGE MUSIC CENTER

**CARROLL CO.**



**K-5524 \$274,500**

COMPLETELY PRIVATE 70 ACRES WITH 2 BR HOME, GORGEOUS VIEWS, WOODS & WATER FRONTAGE

**GRAYSON COUNTY**



**K-5831 \$189,900**

IMMACULATE 3 OR 4 BR, 3 BA HOME ON CORNER LOT, OAK CABINETS, STAINLESS STEEL APPLIANCES

**CARROLL CO.**



**K-5709 \$129,000**

NICE 4 BR BRICK HOME, DETACHED GARAGE, SMALL STREAM ON PROPERTY

**CARROLL COUNTY**



**K-5843 \$149,000**

BEAUTIFUL 3 BR, 2 BA HOME SITUATED ON LEVEL LOT, 2 CAR DETACHED GARAGE

**GRAYSON COUNTY**



**K-5707 \$212,000**

NICE COUNTRY HOME & 42 ACRES - TIMBER, HUNTING, VIEW

**GRAYSON CO.**



**K-5899 \$59,900**

GORGEOUS MOUNTAIN PROPERTY TO BUILD YOUR DREAM HOME ON, FRONTING ON CROOKED CREEK

**GALAX**



**K-5526 \$329,000**

GREAT BUSINESS OPPORTUNITY! 6 BAY CAR WASH & 2 APT BUILDING. CALL FOR INFORMATION!

**GALAX**



**\$329,000**

GREAT BUSINESS OPPORTUNITY! 6 BAY CAR WASH & 2 APT BUILDING. CALL FOR INFORMATION!

**GALAX**



**K-5853 \$125,000**

INVESTMENT POTENTIAL! 1ST FLOOR COMMERCIAL WITH 3 APARTMENTS ON 2ND FLOOR



# Real Estate

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**155 W. Main St. Independence VA 24348**



**#57294**  
**\$269,900**  
18.279 Acres, 3 br/3 ba Secluded Contemporary with Long Frontage on Big Reed Island Creek in Hillsville.



**#57102**  
**\$595,000**  
31.1 Acres, 3 br/3 ba Custom-Built Contemporary with Antique Timber Frame Log Barn Interior in Elk Creek.



**#56671**  
**\$79,900**  
0.5 Acres, 3 br/2 ba Affordable House in good condition with New Chimney in Western Grayson County.



**#51899**  
**\$79,900**  
Cute & cozy 3 br/2.5 ba Cottage tucked away on 4.7 Acres with 2 ponds in Mouth of Wilson.



**#56738**  
**\$124,900**  
19.8 Acres, 2 br/ 1 ba Charming Home in Beautiful Setting with easy access to Independence.



**#50087**  
**\$134,900**  
Mountain Home on 4 Acres close to Grayson Highlands Park. Perfect getaway spot!



**#56689**  
**\$339,000**  
Large 4 br/3.5 ba Contemporary Home near Rural Retreat.



**#57540**  
**\$349,000**  
89.25 Acres, 2 br/1 ba Cute Cabin/Mini-Farm, with Large Open Barn.



**#50641**  
**\$375,000**  
94.6 Acres & Quiet & Secluded 2 br/1 ba Farm House located in Grayson County.



**#57820**  
**\$399,900**  
29.416 Acres, 3 br/2.5 ba Blue Ridge Mtn MiniFarm with Extensive Trout Stream Frontage.



**#52684**  
**\$419,900**  
2 br/1 ba Fully Furnished Blue Ridge Mountain Farm with Antique Log Cabin on 46.6 Acres.



**#55509**  
**\$449,000**  
Secluded 3 br/2 ba Quality Built Brick Home on a super large 110.5 Acre tract with multiple out-buildings.



**#55722**  
**\$460,000**  
58.748 Acres & Secluded Barn/Apt with Pastures, Trails, Pond & Long Creek Frontage in Independence.



**#56192**  
**\$478,500**  
Historic Victorian Inn that was formerly a Bed & Breakfast overlooking the town of Independence.



**#57857**  
**\$1,028,722**  
175.85 Acres, Large Acreage Mountain Farm with Old Farmhouse Circa 1900 & Extensive New River Frontage.



**#54285**  
**\$357,200**  
11154 Sq. Ft. Commercial Property with 3718 Sq. Ft. in Retail Space in Downtown Galax.



**#57021**  
**\$120,000**  
Former Theatre in the town of Independence with Spanish Style Courtyard. Perfect for an Office or Studio Apt.



**#55341**  
**\$700,000**  
Busy Country Convenience Store. Grand Central Station for the Elk Creek Valley Community.



**#50842**  
**\$77,900**  
3 br/2 ba Manufactured Home with Permanent Foundation on 1.91 Acres with Creek and Great View.



**#57381**  
**\$119,000**  
3 br/2 ba Manufactured Home on permanent foundation. A true Mountain retreat in Elk Creek.

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**14.80 Highland Parkway, MOW, VA.**  
3BR/1.5BA Cabin, All wood floors, walls & ceilings, open kitchen/living/dining and wrap around covered porch. There is a 30 x 30 Garage/Barn and small barn near the entrance to the property. Nice paved driveway. You feel a sense of isolation and privacy on this quiet land. Wildlife & wildflowers abound here. Lots of fruit trees and berries. This is a Nature Lovers Dream. Many HIKING TRAILS!  
42 Acres+/- \$415,000

42+ Acres!



**360 Acorn Lane, Mouth of Wilson, VA.**  
Absolutely amazing long range mountain and New River views from this large acreage tract with two homes & several out buildings. Great for a family or corporate retreat, crop and livestock farming.  
105 Acres+/- \$699,900



**377 Green Needles Lane, Independence, VA.**  
3BR/3.5BA home with hardwood floors, rock fireplace, office & two car garage. Guest house w/ 3BR/1BA, one car garage and nice landscaping. Cinderblock shop on property with lift, barn with 5 horse stalls, equipment barn & timber.  
62 Acres+/- \$575,000

Under Contract!



Under Contract!



**589 Cornerstone Road Independence, VA.**  
4BR/1.5 BA Farmhouse built in 1910. Rolling land with nice views & some hardwood trees. Open kitchen, laundry on main, wrap around porch. Hay barn & three storage buildings, creek.  
21+/- Acres  
\$176,900



**434 Glenwood Road Troutdale, VA**  
Contemporary Farm Style home featuring 4BR/4BA, great room with vaulted ceiling & exposed beams. Two foyers, two master suites, large kitchen with two pantries. 3 Car detached garage w/workshop. Additional acreage available.  
5.00 Acres+/- \$279,900

Pending...



**306 Bond Avenue, Independence**  
Extremely nice renovated split level in the Town Limits of Independence, VA. Home features 3BR/1.5BA, new stainless steel appliances, new heat pump, new flooring & paint. New ceiling fans. This is a must see. Den has a brick fireplace with wood insert. Nice landscaping and trees.  
0.591 Acres+/-  
\$124,900

SOLD!



New River!

**Hidden Valley, Independence, VA.**  
Wooded lot on Winterplace Lane, Common area lake. Peaceful.  
2.41 Acres+/- \$13,800

**Duck Roost Lane, Independence, VA.**  
Extremely nice lot on New River in the Cox's Chapel Community. Lot is on a Knoll overlooking New River. There is approximately 122 feet of River frontage. River Lots like this are hard to find. One of a kind!  
0.49 Acres+/- \$30,000



**Blue Ridge Parkway Galax, VA.**  
Secluded mountain land, wildflowers, boulders, mature trees.  
8.029 Acres+/- \$32,000



**Meadowbrook Subdivision, Galax, VA.**  
Beautiful building lots. Common area at lake.  
Lot#6 .5 Acres+/- \$9,999  
Lot#7 .5 Acres+/- \$9,999



**Coulson Church Road Austinville, VA.**  
County water & approved for 3BR septic.  
1.1185 Acres+/- \$18,000





**Tommy & Gena Anders**  
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**Grant Anders**  
Sales Associate  
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GrantMAnders@gmail.com



**MLS 58486 - Elk Creek** - 2 BR, 1.5 BA, single level living, spacious, updates include roof, HVAC units, windows, and appliances, generator for entire house in place, large garage, outbuilding. **\$135,000**



**MLS 58244 - Max Meadows** - 3BR, 2 1/2 BA, Cape Cod Modular on 5.95 ac., open floor plan, hw/tile flooring, vaulted ceilings, walk-in closets, whole house generator, wooded acreage, outbuilding. **\$218,000**



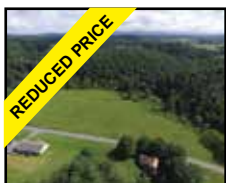
**MLS 58043 - Max Meadows** - 3 BR, 1 BA, Brick Ranch on 1.3 ac., one level living, hw floors, full basement, metal roof, garden space, country setting but close to town amenities, price at tax assessment. **\$110,500**



**MLS 58501 - Hillsville** - 2 BR, 1 BA, hw floors, outbuilding, convenient to town amenities, lot mostly level and open, residential, rental or commercial usage, potential for flea market rental! **\$65,000**



**MLS 57956 - Ivanhoe** - Country home on 14.5 ac., many updates, HW floors, newer paint, horse property, gated community, large pond, quaint cabin on property, hookups for water & electric, Horse Trails. **\$379,000**



**MLS 57181 - Independence** - 64 ac. farm w/ 2000+ SF DW, lots of rd frontage, potential multiple bldg site development, some mature limber, livestock permitted, hay fields, creek, close to New River. **\$475,400**



**MLS 57173 - Independence** - 3 BR, 2 BA Doublewide, 2050 SF, sitting on 4 ac., permanent foundation, LG master suite, chef's kitchen, covered front porch with outstanding views, close to New River. **\$143,900**



**MLS 56873 - Austinville** - 3 BR, 1 BA, brick ranch, HW floors, spacious kitchen, newer heat pump, full bsmt, patio, covered porch, LG level lot, views, minutes from interstate access. **\$105,400**



**MLS 57316 - Elk Creek** - 2 BR, 1.5 BA, Cabin on 1 ac w/ creek, renovated electrical, plumbing, interior/exterior, MBR/laundry on first floor, close proximity to NR, NF and other trails. **\$89,900**



**MLS 44431 - Elk Creek** - 5 BR, 1 BA, HW floors, fireplace, metal roof, outbuildings. **\$74,550** (4 additional ac. available for purchase)

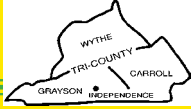


**MLS 32542 - Hillsville** - 4 - 5 BR, 1 BA, HW floors, BR/2 BA, 1.5 ac fenced yard. Master BR on main floor. 24 x 15 garage. Country setting. **\$70,000**

## LOTS AND LAND

MLS# 56651	MAX MEADOWS	5+ acres	Wooded building lot near New River, 10 mins from I-81/77	\$34,200
MLS# 52884	HIWASSEE	1+ acre	Building lot, Claytor Lake access, paved road frontage, easy I-81 access	\$35,000
MLS# 51580	ELK CREEK	5+ acres	Building lot, pond, private views, abundant wildlife	<b>UNDER CONTRACT</b> \$55,000
MLS# 51165	INDEPENDENCE	42+ acres	Great hunting, 22 yr old white pine timber, spring	\$72,131
MLS# 51582	MAX MEADOWS	30+ acres	Joins Big Survey, approx. pond, timber, water/sewer	\$129,900
MLS# 57174	INDEPENDENCE	12 acres	500 ft. rd. frontage, creek, fenced, open & wooded, historic home	\$132,500
MLS# 53624	MAX MEADOWS	62 acres	Open & wooded, abundant wildlife, mins. from Foster Falls	<b>SOLD</b> \$140,000
MLS# 53115	IVANHOE	13.9 acres	Bordering NF, near VA horse trails, multiple building sites	\$137,900
MLS# 57178	INDEPENDENCE	48 acres	Wooded/cleared land, rd frontage, development sites, close to NR	\$199,000





# TRI-COUNTY



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**NEW LISTING**

MLS# 58440 - TBD BIG RIDGE ROAD, ELK CREEK, VA - 30.21 beautiful wooded acres with lots of options. Secluded and private. 700 feet of road frontage. Near level to rolling. Spring & small branch. Hardwood & pine, 100% wooded. \$100,000



**NEW LISTING**

MLS# 58477 - TBD WALLENS CREEK ROAD, TROUTDALE, VA - 29.75 acres. Private & secluded. 100% wooded. Small spring. Road frontage. \$131,500



**FRIES**

MLS# 56736 - 211 CLIFF STREET - Cute 2 bedroom and 1 bath cottage. 870 square feet. Monitor heat. Covered front porch. Attached carport. Solid built frame home in good condition. So close to the New River you can almost hear it in the distance. \$59,900



**PINEY CREEK, NC**

MLS# 56770 - JOINS FLINT HILL ROAD - 49.92 acres that is surveyed in two tracts. Secluded and private. Located between Sparta and Jefferson. Located in the Fernwood subdivision. Stream. \$249,000



**MOUTH OF WILSON**

MLS# 57135 - 9642 HIGHLANDS PARKWAY - Only 2 miles to the entrance of Mount Rogers State Park. 3 bedrooms and 2 bath home with a covered front porch and rear deck. Detached 2 car garage with electricity and a second story that could be used for storage or a shop. Barn. 0.93 acre. \$94,500



**ELK CREEK**

MLS# 57232 - GEM STREAM ROAD - Round Mountain. 97.85 acres. located in the Elk Creek valley. 1000 ft. road frontage. Owner says timber value. Building sites. Private. \$4200 per acre. 1 mile to the National Forest. \$411,000



**INDEPENDENCE**

MLS# 57279 - OFF RIVERSIDE DRIVE - River front 1.041 acre recreational lot. Includes 21 foot camper. Covered porch. Septic in place. Nearly 500 feet on New River. Survey. \$65,000



**TROUTDALE**

MLS# 57407 - 2581 ROCKBRIDGE ROAD - 2 bedroom and 1 bath cottage. Creek. Road frontage. Near level. Apple trees. \$34,900



**TROUTDALE**

MLS# 57442 - 43 MOSS LANE - Log cabin & 1.21 acres. Private. Good views. Survey. 4 bedrooms, 2 full baths. Covered front porch. Rear patio. Almost new well pump. Wood stove in the basement with duct work. Stone fireplace. Baseboard heat. Propane monitor. \$139,800



**GALAX**

MLS# 57460 - RIVER WALK LANE - 5 acres. 100% wooded tract. Located in a secluded subdivision that has access to the New River Trail. Protective covenants. Yearly fee for road maintenance. \$32,000.



**ELK CREEK**

MLS# 57724 - 11681 COMERS ROCK ROAD - 100 acre farm. 70% open & 30% wooded. Streams & springs. Big trees. Paved road frontage. Low density farming in the area makes this a good investment at \$3950 per acre. 3 bedroom & 2 bath doublewide. Garage 24x27. Barn. \$395,000



**ELK CREEK**

MLS# 57752 - BIG RIDGE ROAD - 75.104 acres that are private & secluded. Long range views from the top of the mountain. 90% wooded. No restrictions. Road frontage. \$267,900



CONTACT

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**MLS 58085 - 138 HAW ORCHARD LANE, MOUTH OF WILSON, VA** - Great 2 BR, 1 BA home on 2.99 acres in the mountains featuring beautiful views and Grayson Highlands Park joins property. Lovely front covered porch to enjoy the views from. 1972 Single wide mobile home with addition, oil monitor heat, septic system for 4 BR, good private well, 1 car detached garage and nice outbuilding. Hiking, horseback riding, hunting & fishing abound. Wildlife includes, deer, bear, turkey & coyote. Great summer home or hunting cabin. Owner has lived there year round since 2001. Can be purchased furnished or unfurnished. \$68,000



**MLS 58269 - 523 HOME PLACE LANE, TROUTDALE, VA** - Secluded, Private, Hunters Paradise...with this 62.5 acre tract! Lots of deer, bear and turkey. Ponds and a nice Stream on the property. Old home place is inhabitable and barn on the property. Priced well below tax assessment. Private well and septic in place. Several streams cross property. Shop building still in pretty good shape. House was built around 1892. Small barn. Large fenced area for livestock. Some good fencing. Just logged. Road in good condition. Deeded right of way to Rock Bridge Road. Selling as is. Private! Great summer farm. \$189,000



**NEW PRICE**

**MLS 57241 - 244 PEACE HAVEN ROAD, MOUTH OF WILSON, VA** - 3 BR, 1 BA log cabin on 2.12 acres w/ miles and miles of National Forest. Currently used as a vacation rental, this cabin comes with all the furniture. All wood construction, no drywall! Wormy chestnut cabinets in kitchen and bath, along with wall accent in kitchen, were milled from the older home on property which is now used for storage. Good water source - Well is 99% pure and is 345' deep! Large open deck off kitchen connects to covered front porch to enjoy views of pond, creek and mountains. Fish from your creek that is known to have native trout. Minutes to Grayson Highlands State Park, Appalachian Trail, North Carolina and Virginia attractions. Make this your second home in the mountains while earning profit from use as a vacation rental too! \$199,900



**NEW PRICE**

**MLS 52311 - 20254 LUMBERTON ROAD, DAMASCUS, VA** - Great ranch featuring 3 BR, 2.5 BA with outstanding mountain views of Mt. Rogers & surrounding mountains. Large living, dining, kitchen areas with open floor plan. Spacious Owners Suite with a view featuring double closets, private bath w/ garden tub, shower & vanity. Large oak kitchen w/island & breakfast nook. Nice covered front porch and private back deck. Great insulated storage building with electricity & canning storage room. Great second home in the mountains! Virginia Creeper Trail, Appalachian Trail, horse-backing riding, hunting, fishing within minutes. Wild strawberries, blackberries, black raspberries. \$115,000



**NEW PRICE**

**MLS 57242 - 49242 SUGAR GROVE HWY, SUGAR GROVE, VA** - This great 3 BR, 2 BA brick home situated on large lot offers a great pastoral view along with privacy! Spacious living room features picture window and brick fireplace. Dining room with built-in & closet storage. Large kitchen with tile countertops and spacious cabinets. Lots of storage and built-ins in every room! Great back sun porch along entire length of home. Oil heat with air conditioning. Rye Valley water. Hardwood floors under carpet. Unique closet lights come on when door is open. Newer metal roof, picnic shelter and 2 outbuildings. Two water heaters. Paved drive, drive-under garage and concrete walkway. Two extra rooms in basement - could use as spare bedroom or storage. One room originally used as dark room for film developing. Work shop area. Laundry room and bath w/shower combo in basement. \$99,000



**MLS 44073 - TBD BLAKE ROAD, MARION, VA** - A river runs thru it...Beautiful land with frontage on the Middle Fork of the Holston River. Two acres to 104 acres. Views of 2 different mountain ranges. Private picnic area on the river, land used for hay land. Call for prices and details. Three brick homes with acreage on Old Ebenezer Road that joins this acreage also for sale! Can be purchased in parcels or as a whole! Call listing agent for prices!



**MLS 55849 - 223 FLAT RIDGE ROAD, SUGAR GROVE, VA** - Beautiful acreage for mobile homes or custom built home. Older home on property can be remodeled or torn down. Two septic systems on property and Rye Valley water. Electricity available. Most of acreage is used as hay land. 3.25 acres. \$43,000



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**236 BALDWIN DR** - Story and a half home with full basement, 4 bed, 3.5 baths, FP, 2 car bsmt garage, wonderful screened in porch on 2.5 ac of land in gated community of Orchard Mtn. Lots of natural preserved beauty & wildlife. Swim or play tennis at the your community center, walk the nature trails or fish in one of the lakes. Mtn living at its best. **\$289,900**



**76 APPLE TREE LN** - 13.76 ACRES, 2 HOUSES, MAIN AND GUEST/STORAGE. To report any concerns with a listing broker/agent, or to report any property condition or other concern needing escalation, please call: ALL INFORMATION BELIEVED TO BE CORRECT BUT NOT WARRANTED. LIVING AREA INFORMATION BASED ON COUNTY RECORDS. **\$79,900**



**474 ORCHARD VIEW, CANA - ARARAT VA** - Mtn setting with mtn view, 22 plus acres, apple orchard, pond and partially constructed Southern Living Ideal Home. Floor plan is open main level with master BR, kitchen, dining, study and basement level den, 2 br. bath, fireplace, large porch, deck with fireplaces, garage. all materials in home to remain. Ready for you to finish construction. **\$250,000**



**4510 LAMBSBURG RD** - Nice ranch home on 3.33 acres with 2 bed, 1 bath, carport off kitchen, garage, and storage building. This is a unique property as it can be used as a single family home in a convenient location or due to the great location just off the intersection of Hwy 77 and Hwy 640, a commercial property. **\$199,900**



**869 SANDY RIDGE** - Very nice country cottage on 2.65 acre with great mountain views. Recently improved with a new roof, interior paint, refinished hardwood floors, and some replacement windows. Also included is a 60' by 40' block building formally used as an apple grading and storage facility and a second block building formally a small country store. **\$115,000**



**2174 RAMEY CREEK** - MTN views all around on 81.48 acres, fenced pasture, creek, 5 BR, 4.5 BA home, large kitchen, lots of cabinets. 2 BR upstairs with bonus area, features a guest apt or in-law suite w/ BR., BA, kit & living. Huge game room & kit in bsmt. LG covered picnic pavilion w/ BBQ grill, gas stove, sink. LG workshop w/office, ba rns. **\$798,000**



**NEW LISTING**  
**118 HICKORY RIDGE LN** - Forest Green Subd. -Lovely log home on private 5.044 Acres. Large open living/dining/kitchen, cathedral ceiling, with Bedroom, bath on main level. HW floors. Loft on upper level and 2 BR, BA, den and utility on lower level, with walk out bsmt. Deck, detached garage, garden shed, garden space, pond, koi pond, quiet country living near the Blue Ridge Parkway. **\$239,000**



**NEW LISTING**  
**927 OLD SCHOOL HOUSE RD** - Quiet mtn setting in Patrick Co. Home with large kitchen/dining, large living room, 3 BR., 2 baths, full bsmt, garage, deck, new heat pump., extra septic on land for MH space, garden space, on 5.18 acres. **\$129,900**



**PENDING**  
**1292 CHESTNUT GROVE RD** - Beautiful secluded log cabin moved & remodeled in 1999. 2.90 ac. beside stream. Comes w/ furnishings & antiques. Great room concept w/ loft & bath. Perfecta getaway within easy driving distance. **\$70,900**



**REDUCED**  
**336 MCINTOSH-LOW GAP, NC** - Quiet MTN setting in gated community of Orchard MTN. Wrap around deck/porches. 2 BR, 2 BA, open kitchen/dining & LR w/ rock FP. Large MBR & BA on main level. Laundry, office & 2 other rooms w/ over sized two car garage in bsmt. Enjoy tennis courts, pool, fishing, and walking in nature. **\$209,000**



**REDUCED**  
**4786 PIPERS GAP RD** - Bungalow home on 0.72 acres in beautiful country setting very convenient to schools, churches and Galax. Home has two bedrooms, living, dining kitchen and two enclosed porches. **\$34,900**

**LAND & LOTS**  
**00 Tri Forks Lane** - 15 ac, small creek build or have for recreation. **\$44,500**  
**00 Black Jack Rd.** - 1/2 acre building lot with good road frontage. **\$6,000**  
**0000 Little Rock** - 9.99 Ac Mtn property all wooded, nice creek, views. **\$21,500**  
**Lot 51 - Reflecti - Fancy Gap** - Beautiful views, mtn lot getaway with panoramic views! **\$29,900**  
**00 Virginia Cir - Cana** - 0.50 ac. **\$10,000**

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## RESIDENTIAL



Galax, 4 BR, 3.5 BA, 5 ac. **\$450,000**



Fries, 3 BR, 2 BA, 200 ac. **\$399,900**



Galax, 3 BR, 2 BA, 16 ac. **\$359,950**



Galax 4 BR, 3 1/2 BA, 21 ac., several barns **\$379,900**  
**NEW LISTING**



Hillsville 3 BR, 2 BA, 7.7 ac. **\$339,900**  
**NEW LISTING**



Galax, 3 BR, 2 1/2 BA, 23 +/- ac. **\$299,950**



Galax, 4 BR, 3.5 BA, 6.74 ac. **\$299,900**



Fancy GAp, 3 BR, 3 BA, 4 ac. Private w/ Piedmont Views **\$294,900**  
**NEW LISTING**



New River Frontage, 2 BR, 2 BA, 5 ac. **\$285,000**



Galax, 3 BR, 2 BA, 4 ac. **\$279,900**



Pine Mtn., 3 BR, 1 BA, 49 ac. **\$259,950**



Galax, 4 BR, 4 BA, 0.49 ac. **\$259,900**



Galax, 6 BR, 3.5 BA, 0.75 ac. **\$239,950**



Galax, 4 BR, 2 BA, 10.5 acres. **\$229,900**



Fancy Gap, 2 BR, 2 BA, 5.6 ac. **\$229,000**



Home, 1.94 ac. on Little River, 2BR, 2BA. **\$184,950**



Galax, 3 BR, 2 BA, 2.36 ac. **\$169,950**  
**UNDER CONTRACT**



Galax, 2 BR, 1.5 BA **\$164,950**



Galax, 3 BR, 2 BA **\$161,950**



Galax, 4 BR, 2.5 BA, Great Neighborhood **\$152,000**  
**NEW LISTING**



Galax City Limits, 4BR, 2.5BA, 2876SF **\$139,950**



Galax, 3 BR, 2 BA, 1435 SF, full bsmt **\$139,950**



Woodlawn, 3 BR, 1.5 BA, 8+/- ac **\$139,900**



Galax 3 BR, 2 BA **\$129,900**  
**NEW LISTING**



Galax, 5 BR, 2 BA, 0.34 ac. **\$127,500**



Galax, 3 BR, 1.5 BA, full bsmt **\$119,950**



Fries, 4 BR, 2 BA, 1.41 ac. **\$109,950**



Galax, 3 BR, 1 BA, Owner/Agent **\$109,900**



Galax, 4 BR, 1 BA **\$104,900**



Fairview 3 BR, 1.5 BA **\$104,900**



Galax 3 BR, 1 BA, Remodeled, Owner/Agent **\$102,500**



Fairview 3 BR, 1 BA, completely remodeled, owner/agent **\$99,900**



Galax, 3 BR, 1 BA, 0.96 ac. **\$74,000**



Fairview, 2 BR, 1 BA **\$69,950**



Little River, Camper, 0.12 ac. **\$59,950**



Fairview, 2 BR, 1/2 BA, 3.5+/- ac. **\$43,100**

## LOTS AND LANDS



Galax, 135.38 acres **\$1,200,000**



Galax, 10.95 acres **\$74,900**



Woodlawn, 1.64 acres **\$22,900**

## COMMERCIAL



Galax - Commercial Lot **\$249,950**



Galax, 13 units, 3.42 acres **\$109,900**



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Stuart - 579 Big Bear Trail - Custom built 1.5 Story Log Home in excellent condition with 14.9 ac±. Very Private. 3 bedrooms - 3.5 baths. Full finished basement with walk-out. Fantastic Long Range Views. Mudroom with Tile floor between House and 2 car attached garage. Screened in Porch. Whole house generator. Move in Ready. A MUST SEE TO APPRECIATE. Shown by appointment only. MLS# 58163 - \$549,000



Meadows of Dan - 2717 Terry's Mill Rd - 3.95 ac±. Log Home under construction. Seller is living in bsmt which has kitchen dining living room combo, laundry BR & 1.5 BA. Main floor & loft unfinished. High speed internet avail, adjoins Blue Ridge Pkwy Property. Adjoining Land avail. for sale. Shown by appointment only. MLS# 57708 - \$139,000



Meadows of Dan - 2811Mt View Rd Ranch Style Modular with 2 ac± Front Deck, Magnificent 360 Degree Long Range Mountain Views. Great Get a Way or Vacation Home. Survey. MLS # 126860 - \$89,000



Stuart - Goblintown Rd - 63 ac± Good Bldg sites. Stream frontage on Back of property & access to a pond. 360 Views of surrounding mountains.(Bull Mt, Blue Ridge Pkwy and Woolwine area. Survey. Mins. from Fairystone State Park and Philpott Lake. MLS# 48786 - \$116,550



Meadows of Dan - Cherry Creek Rd 6.7 ac ±. Great site for building. Land is open and wooded. Rolling Mountain Property with a southern exposure. 5 miles to Blue Ridge Parkway and Meadows of Dan. MLS# 129197- \$33,550



Meadows of Dan - Willis Road 28.62 ac± - 7.6 in Patrick County - 21.46 ac± In Floyd County. Fronts on State Paved Rd. Land is rolling to level with pond. From top of the ridge property has 360 degree long range views. Excellent building site. Property is open and wooded. U/C # 01932- \$200,000



Meadows of Dan - 8511 Meadows of Dan - 3 ac±. 1.5 Story Custom Built Unique Home with breath taking Views. Fronts on Hwy 58. 4 BR - 2 BA. Home is situated to overlook the awesome scenery. Large Open Deck (19'6" x 29'). HW floors throughout the home. 2 car garage in bsmt. Must see to appreciate. U/C # 01564 - \$595,000



Meadows of Dan - 1641 Belcher Rd 1992 Double Wide in excellent condition. 3 bedrooms - 2 baths. This home has been totally remodeled inside. The owner has added sun room with 16 fold out windows, canning room and 2 car garage attached. Screened in porch. Approximately 2,170 sq feet. This is a must see! U/C # 01928- \$149,000



Meadows of Dan - 0 Jeb Stuart Hwy 9.59 ac±. All Wooded. Land is level to sloping. Good Building Sites. Abundant wildlife - Hunting. Located at Higher elevation. Small Stream on West Boundary. 0.25 miles from Route 58 on Private Location. MLS# 127530 - \$49,000



Meadows of Dan - 0 Jeb Stuart Hwy - 14.4 ac±. Located near the intersection of Business 58 and 58 By Pass. Land is flat to slightly rolling. Stream on two Boundaries around Meadow Creek. Approx 4 ac± and 10.4 ac± open. Great location for business or your dream home. No restrictions. Great Location. U/C # 01923 - \$159,000



Fancy Gap - 112 Springs Drive - 90.9 ac±. Log home in superb condition. Private. Overlooking A 2/3 ac pond. 4 BR - 3 BA. Approx. 2,650 sq ft finished. 2 car garage. Large deck. High efficiency heat pump with propane heat back-up and wood stove. Back up generator. Frontage on Crooked Creek NW Boundary. Abundant Wildlife - hunting. Land is all wooded except for approx 15 ac±. U/C # 01921- \$975,000



Meadows of Dan - 20637 Mt View Rd - Beautiful Ranch Style home in excellent condition. 3 bedrooms 1 bath. Living room has a wood burning stove. 2 car garage attached. 4 car garage detached. New roof on house and garage in 2013. MLS# 128053 - \$169,000



Meadows of Dan - 0 Jeb Stuart Hwy 8.99 Ac±. Wooded. Several Great building Sites. Abundant wildlife-Hunting. Small spring fed branch at West boundary. Deed right of way from Rt 58. MLS# 129035 - \$49,000



Meadows of Dan - Laurel Ridge Estate 14.5 ac± - All wooded. Several Great Building Sites. Level to Steep. Adjoins the City of Danville Watershed for the reservoir. Good graded road leading to the property. Restrictions. U/C # 01643 - \$79,000



Laurel Fork - Little Valley Road - 8 ac±. All Wooded. Several Springs forming a small stream. Abundant wildlife - hunting. Several good building Sites. Fronts on State Graveled Road. MLS# 57751 - \$55,000



Woolwine - 1639 Mill House Rd 101.4 ac±. 3 BR - 1 bath cottage style home. Beautiful tract. Approx. 60 ac± open and 41.49 wooded. Area that is fenced and cross-fenced has cattle on it. Spring branch running thru pasture. Very Private. Abundant wildlife Hunting. Long range Views. MLS#57602 - \$339,000



Meadows of Dan - 6184 Jeb Stuart Hwy 1.5 Story County Style home with full unfinished basement. This home has been remodeled and updated. New Roof in 2015. Heat pump. Detached Metal Garage (22' x 32'). 2 ac±. Fronts on Hwy 58. Adjoining Commercial Property for sale. MLS# 57672- \$89,000



Meadows of Dan - Bent School All Wooded. 9.13 ac±. Good Building Sites. Abundant wildlife - hunting. Spring Branch. Land is level to Steep. Deed access. 3.5 miles to Blue Ridge Parkway and Meadows of Dan, VA. MLS 54972 - \$45,650



Floyd - Moles Rd - 37.92 ac±. Land is level to rolling. Several Great Building Sites. Long Range Views. Center of Property has several springs. Abundant wildlife-Hunting. Fronts on State Road. MLS # 129274 - \$115,000



Fries - 473 Main Street Commercial building. "The Company Store". Located on Main St. in down town Fries. This historical building is approximately 26,400 SF. This bldg is situated adjacent to the New River Trail and on the banks of the Scenic New River which is perfect for lofts. U/C # 01911 - \$399,000



Stuart - 213 Pine Street Split level Ranch style home in Excellent condition with 3 bedrooms - 3 baths in the town of Stuart. Family Room with Wood burning fireplace. 2 car garage attached. Conveniently located. MLS#130388- \$162,500



Meadows of Dan - Red Rough Rd 45.73 ac±. Land is rolling Approximately 15 ac± open and the remainder wooded. Fronts on state paved Road. Views of Surrounding area. Stream. Pond which needs to be re-worked. Abundant wildlife - Hunting. Basement home with 2 BR - 1 BA. UC#01922 - \$349,000



Meadows of Dan - 6152 Jeb Stuart Hwy Previous Hilltop Restaurant. 0.56 ac± Fronts on Hwy 58. The owner has re-modeled Outside with hardie board, new roof and new Double pane windows and new deck. The building is at a stage where it could be converted to most any use allowed by building code such as office, craft shop, etc. High traffic. MLS 57674 - \$45,000

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