

Keswick Woods

4725 Woodbound Road

Keswick, Virginia

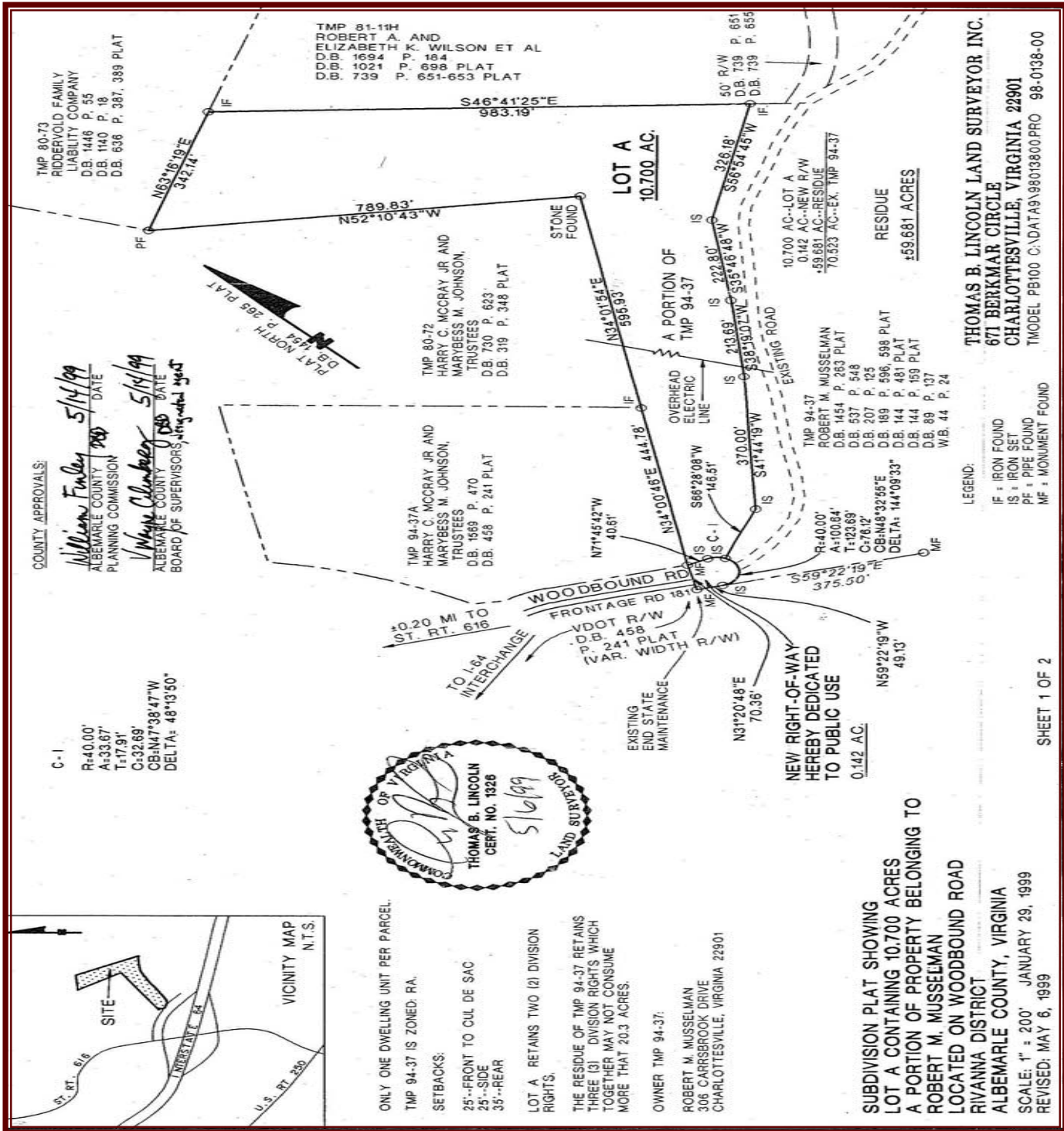


Privately nestled in the woods, just minutes from Charlottesville near Keswick Estate, this custom stucco home of 2,652 square feet was built in 2000. Single level living and wheelchair accessibility are ideal for retirement and private quarters for a caregiver have been thoughtfully integrated into this home.

A dramatic open floor plan, radiant heat, a cozy fireplace, beautiful cherry floors, a loft above the main living area and screened porch with hot tub provide an enjoyable and comfortable environment. The grounds are low maintenance natural woods with winter views of the Southwest Mountains and include over **10 acres** to ensure privacy.

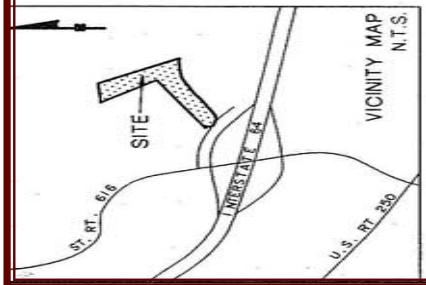
A rare find in Keswick at significant discount to settle estate.

MLS#460210



COUNTY APPROVALS:
 William Funder 5/14/99 DATE
 ALBEMARLE COUNTY PLANNING COMMISSION
 Wayne Chamberlay 5/14/99 DATE
 ALBEMARLE COUNTY BOARD OF SUPERVISORS, VIRGINIA

C-1
 R=40.00'
 A=33.67'
 T=17.91'
 C=32.69'
 CB=N47°38'47\"/>



ONLY ONE DWELLING UNIT PER PARCEL.
 TMP 94-37 IS ZONED RA.
 SETBACKS:
 25'-FRONT TO CUL DE SAC
 25'-SIDE
 35'-REAR
 LOT A RETAINS TWO (2) DIVISION RIGHTS.
 THE RESIDUE OF TMP 94-37 RETAINS THREE (3) DIVISION RIGHTS WHICH TOGETHER MAY NOT CONSUME MORE THAN 20.3 ACRES.
 OWNER TMP 94-37:
 ROBERT M. MUSSELMAN
 305 CARRSBROOK DRIVE
 CHARLOTTESVILLE, VIRGINIA 22901

SUBDIVISION PLAT SHOWING LOT A CONTAINING 10.700 ACRES A PORTION OF PROPERTY BELONGING TO ROBERT M. MUSSELMAN LOCATED ON WOODBOUND ROAD RIVANNA DISTRICT ALBEMARLE COUNTY, VIRGINIA
 SCALE: 1" = 200' JANUARY 29, 1999
 REVISED: MAY 6, 1999

THOMAS B. LINCOLN LAND SURVEYOR INC.
 671 BERKMAR CIRCLE
 CHARLOTTESVILLE, VIRGINIA 22901
 TMODEL PB100 C:\DATA\98013800PRO 98-0138-00

LEGEND:
 IF = IRON FOUND
 IS = IRON SET
 PF = PIPE FOUND
 MF = MONUMENT FOUND

Directions: From Charlottesville Take US64 east to Exit 129 (Keswick/Boyd Tavern); left at top of exit and cross over US64; immediate right onto Woodbound Rd; Property on left, number 4725 on tree.



Jim Bonner
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Roy Wheeler Realty Co.

This information is deemed accurate but not guaranteed.

