



Graystone Realty_{LLC} presents...

Waverly Manor
Community Listing



COUNTY: Orange		AVAILABILITY: Build-to-Suit Only	
OWNER/DEVELOPER: Anthony & Linda Clatterbuck / Graystone Homes			
# LOTS AVAILABLE: A / B	LOT SIZES: 2.3ac / 2.1ac	PRICE: \$59,900 ea.	
REMARKS: Searching for wooded privacy? Look no further than Waverly Manor. Surrounded by mature trees in a peaceful neighborhood in the countryside of Orange County, Waverly Manor offers two 2+/- acre homesites. Available as land only OR with a custom home by Graystone Homes - local builder known for their high quality construction, attention to detail, and excellent customer service.			
DIRECTIONS: Culpeper: Rte 15S to Orange, stay on Rte 15S through Orange go 3 1/2 miles S of Rte 20. Turn L on Rte 639 (Madison Run Rd), go 3 miles, L on Rte 643 (Cox Mill Rd), Go 3/4 miles to R on Rte 638 (Mountain Track Rd), driveway entrance 1/3 mile on right, see GH sign.			





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The Mount Vernon at Waverly Manor

Choose any available home site in Waverly Manor for this well-crafted and AFFORDABLE Westwood Home. The family room features a pre-fabricated wood burning fireplace with a slate hearth and matching mantle surround. The kitchen features Wellborn Select Arlington Square Oak cabinets with a custom laminate, beveled edge countertop and double bowl stainless steel sink. The kitchen also features a breakfast area and access to the separate Dining Room. Whether you need a place to work from home or you want a private area to relax, the Study is sure to be a favorite. Upstairs you will find three spacious bedrooms and two full baths (one of which is a master suite featuring a soaking tub and separate shower.) Well and Septic are allowances and subject to change.

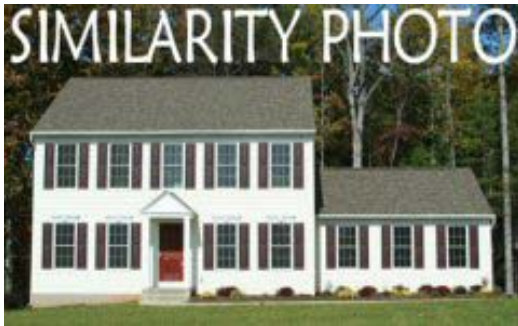
Other homesites and plans available. This is an example of what we can build here, but these are NOT the only homes that we can build. We are a custom builder and can build virtually any home!



Option 1
\$279,900

Finished Sq.Ft.: 1852
Bedrooms: 3
Basement: crawl
Heat: Heat pump

Unfin. Bsmt Sq.Ft.: 0
Bathrooms: 2.5
Garage: None
Cooling: Central A/C



Option 2
\$299,900

Finished Sq.Ft.: 1852
Bedrooms: 3
Basement: crawl
Heat: Heat pump

Unfin. Bsmt Sq.Ft.: 0
Bathrooms: 2.5
Garage: 2 Car Attached
Cooling: Central A/C

