

\$9,800 - 10413 Elys Ford Rd, Fredericksburg

MLS® #VASP2029304

\$9,800

2 Bedroom, 2.00 Bathroom, 1,976 sqft
Residential Lease on 12.82 Acres

NONE AVAILABLE, Fredericksburg, VA

Equestrian center with twenty stalls, two furnished apartments, fenced pastures located in rural enclave of Northern Virginia situated at an ancient, cultural, spiritual, and historical site dating back to 12,000 BC. A site legendary horsemen fought upon during both the American Revolution and Civil Wars. An ideal event venue.

18 acres of 93 acre farm; 20 stall main barn (12x12) with drainage system below rubber mats; Stalls include automatic water, overhead fans, auto fly spray system; Stalls include automatic water, overhead fans, auto fly spray system; Hay loft above stalls; Rubberized flooring; Wash bay indoor; Tack Room; Tack Room; kitchen/Laundry; Office; Private/accessory office; One bedroom apartment; One studio apartment above; 350 x 150 riding ring. All jumps are "A" rated with outdoor lights; 120x90 warm up paddock;

7 four board fenced pastures with automatic water stations fescue free; One bedroom furnished apartment above office; One bedroom furnished apartment above office; and One studio furnished apartment above office.

Adjoins 4,200 acres of protected conservation river frontage along Rapidan and Rappahannock Rivers. Adjacent to 1,000 acres of undeveloped forested land. Minutes to veterinary clinics, farriers, Tractor Supply,



Hospital, fire and rescue, schools, restaurants, and shopping. Minutes from 1,300 acres of US Park Service Chancellorsville Battlefield. 15 minutes to Interstate 95. One hour 15 minutes to downtown Washington DC

Adjacent to three additional apartment rental units, seven stall barn and 50 acres for future availability.

Built in 1982

Essential Information

MLS® #	VASP2029304
Price	\$9,800
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	1,976
Acres	12.82
Year Built	1982
Type	Residential Lease
Sub-Type	Detached
Style	Dwelling w/Separate Living Area, Other, Colonial, Farmhouse/National Folk
Status	Active

Community Information

Address	10413 Elys Ford Rd
Subdivision	NONE AVAILABLE
City	Fredericksburg
County	SPOTSYLVANIA-VA
State	VA
Zip Code	22407

Amenities

Amenities	Bathroom - Walk-In Shower, CeilingFan(s)
Utilities	Under Ground
Parking	Dirt Driveway, Crushed Stone

# of Garages	1
Garages	Other
View	Mountain, Panoramic, Pasture

Interior

Appliances	Dryer - Electric, Refrigerator, Washer
Heating	Forced Air
Cooling	Ceiling Fan(s), Central A/C
# of Stories	2
Stories	2 Story

Exterior

Exterior	Wood
Exterior Features	Extensive Hardscape, Exterior Lighting, Flood Lights, Gutter System, Other, Patio, Porch(es), Fenced-Fully, Wood Fence, Riding Trails, Stable(s), Riding Arena, Riding Ring, Horses Allowed, Paddock, Breezeway
Lot Description	Backs to Trees, Cleared, Landscaping, Level, Open, Bcks-PrkInd, Not In Development, Secluded
Windows	Double Pane, Energy Efficient
Roof	Architectural Shingle
Foundation	Slab
Other Structures	Barn/Stable, Barn, Horse Stable, Indoor Arena, Center Aisle, Barn/Farm Building

School Information

District	SPOTSYLVANIA COUNTY PUBLIC SCHOOLS
Elementary	CHANCELLOR
Middle	NI RIVER
High	RIVERBEND

Additional Information

Date Listed	November 18th, 2024
Days on Market	350
Zoning	RU

Listing Details

Listing Office	PRUITT REALTY LIMITED LLC
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