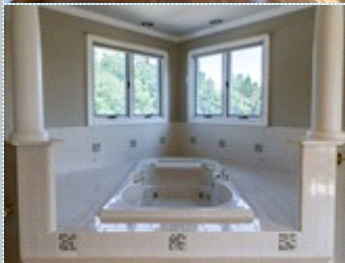
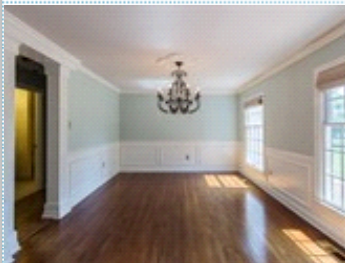


## Move Right in and Bring your Horses!

Lovely 5 BR, 3.5 BA Colonial on Private 5+ Acres

12888 Livia Dr. , Catharpin VA 20143

MLS:PW10000112    PRICE:\$699,900.00



Bedrooms: 5  
Full Baths: 3  
Half Baths: 1  
Sqft: 5019

Subdivision: Catharpin Farms  
Year Built: 1987  
Lot Size: 248378  
Floors: 3

### PROPERTY FEATURES:

- ❑ Central A/C
- ❑ Walk-in closet
- ❑ Family room
- ❑ Office/Den
- ❑ Dishwasher
- ❑ Attic
- ❑ Yard
- ❑ Central heat
- ❑ Hardwood floor
- ❑ Living room
- ❑ Dining room
- ❑ Refrigerator
- ❑ Basement
- ❑ Swimming pool
- ❑ Fireplace
- ❑ Tile floor
- ❑ Bonus/Rec room
- ❑ Breakfast nook
- ❑ Stove/Oven
- ❑ Balcony, Deck, or Patio

### OTHER FEATURES:

- ❑ Horse Stable & Tack Room
- ❑ Open Pastures
- ❑ Detached Workshop/Garage
- ❑ 3 Board Field Fencing

### PROPERTY DESCRIPTION:

2-Horse Stable & Tack Room, HUGE detached Workshop/Garage w/electricity & water. Extensive 3 Board Field Fencing, Open Pastures, Shed, Refinished In-Ground Pool & Deck w/Mature Landscaping, Backs to wooded lot/creek. HW floors on main & upper, In-Law Ste w/full BA, NEW Carpet, Paint, Water Htr & HVAC! \*\*OPEN HOUSE 7/30 at 1pm - 4pm\*\*

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**Jennifer Austin**  
Washington Street Realty  
Phone: 703.477.4078  
Fax: 703.991.7093  
[jennifer.realtor@outlook.com](mailto:jennifer.realtor@outlook.com)  
[My Website](#)



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