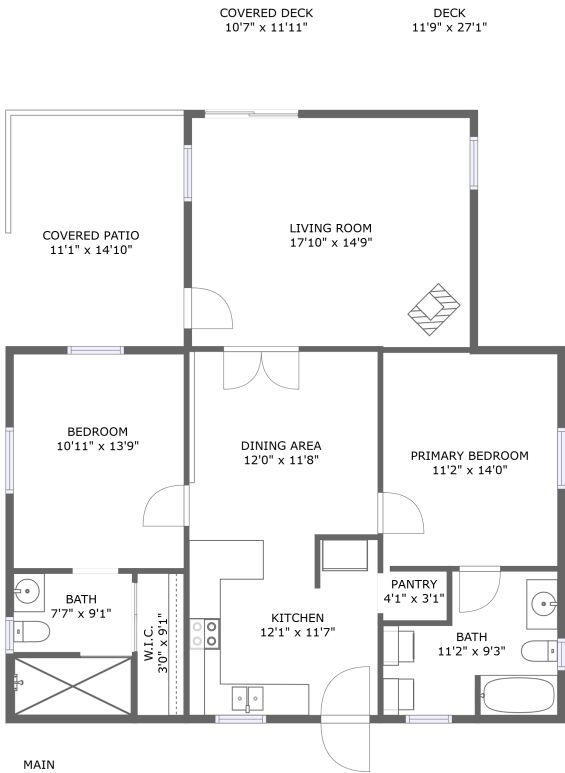







**263 Whispering Pines Lane, Boones Mill,
Franklin County, Virginia, United States, 24065**



Property Summary

 **0** garages  **2** bedrooms  **2** bathrooms  **0** half baths

 **1** floors  **1,152** Gross Living Area sqft  **1,637** total sqft

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Room Dimensions

Floor 1 Total sqft: 1637 Living area: 1152

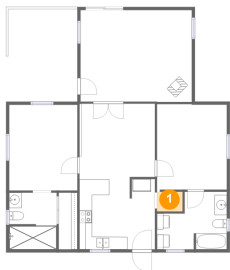
#	Room name	Dimensions	Area (sqft)	Counted as Living Area
1	Pantry	4'1" x 3'1"	13 sq. ft	Yes
2	Living Room	17'10" x 14'9"	262 sq. ft	Yes
3	Bath	11'2" x 9'3"	87 sq. ft	Yes
4	Bedroom	10'11" x 13'9"	150 sq. ft	Yes
5	Kitchen	12'1" x 11'7"	138 sq. ft	Yes
6	Deck	11'9" x 27'1"	194 sq. ft	No
7	Covered Deck	10'7" x 11'11"	127 sq. ft	No
8	Dining Area	12'0" x 11'8"	142 sq. ft	Yes
9	Bath	7'7" x 9'1"	68 sq. ft	Yes
10	Covered Patio	11'1" x 14'10"	164 sq. ft	No
11	Primary Bedroom	11'2" x 14'0"	153 sq. ft	Yes

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#	Room name	Dimensions	Area (sqft)	Counted as Living Area
12	W.i.c.	3'0" x 9'1"	27 sq. ft	Yes

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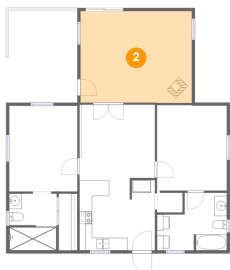
1 Floor 1 - Pantry



Dimensions: 4'1" x 3'1"
Area: 13 sq. ft
Counted as Living Area:
Yes

Heated: Yes
Finished: Yes
Enclosed: Yes
Contiguous:
Yes
Permitted: Yes
Wet Space: No
Addition: No
Conversion: No

2 Floor 1 - Living Room

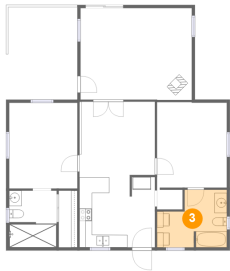


Dimensions: 17'10" x 14'9"
Area: 262 sq. ft
Counted as Living Area:
Yes

Heated: Yes
Finished: Yes
Enclosed: Yes
Contiguous:
Yes
Permitted: Yes
Wet Space: No
Addition: No
Conversion: No

**263 Whispering Pines Lane, Boones Mill,
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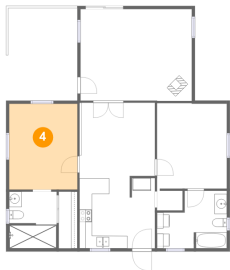
3 Floor 1 - Bath



Dimensions: 11'2" x 9'3"
Area: 87 sq. ft
Counted as Living Area:
Yes

Heated: Yes
Finished: Yes
Enclosed: Yes
Contiguous:
Yes
Permitted: Yes
Wet Space: Yes
Addition: No
Conversion: No

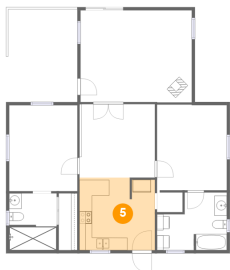
4 Floor 1 - Bedroom



Dimensions: 10'11" x 13'9"
Area: 150 sq. ft
Counted as Living Area:
Yes

Heated: Yes
Finished: Yes
Enclosed: Yes
Contiguous:
Yes
Permitted: Yes
Wet Space: No
Addition: No
Conversion: No

5 Floor 1 - Kitchen

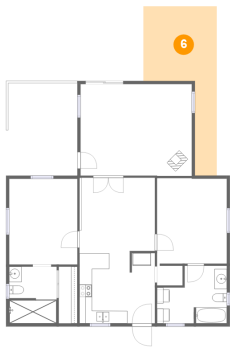


Dimensions: 12'1" x 11'7"
Area: 138 sq. ft
Counted as Living Area:
Yes

Heated: Yes
Finished: Yes
Enclosed: Yes
Contiguous:
Yes
Permitted: Yes
Wet Space: No
Addition: No
Conversion: No

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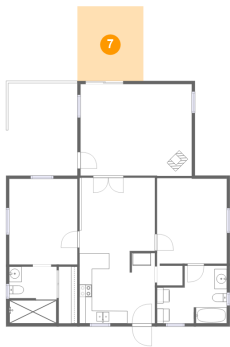
6 Floor 1 - Deck



Dimensions: 11'9" x 27'1"
Area: 194 sq. ft
Counted as Living Area: No

Heated: No
Finished: Yes
Enclosed: No
Contiguous: Yes
Permitted: Yes
Wet Space: No
Addition: No
Conversion: No

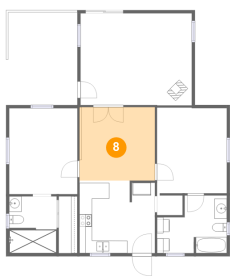
7 Floor 1 - Covered Deck



Dimensions: 10'7" x 11'11"
Area: 127 sq. ft
Counted as Living Area: No

Heated: No
Finished: Yes
Enclosed: No
Contiguous: Yes
Permitted: Yes
Wet Space: No
Addition: No
Conversion: No

8 Floor 1 - Dining Area

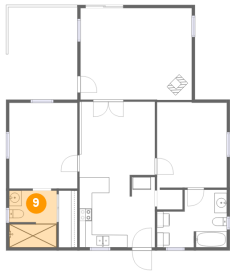


Dimensions: 12'0" x 11'8"
Area: 142 sq. ft
Counted as Living Area: Yes

Heated: Yes
Finished: Yes
Enclosed: Yes
Contiguous: Yes
Permitted: Yes
Wet Space: No
Addition: No
Conversion: No

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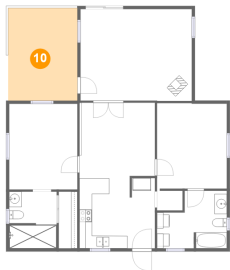
9 Floor 1 - Bath



Dimensions: 7'7" x 9'1"
Area: 68 sq. ft
Counted as Living Area:
Yes

Heated: Yes
Finished: Yes
Enclosed: Yes
Contiguous:
Yes
Permitted: Yes
Wet Space: Yes
Addition: No
Conversion: No

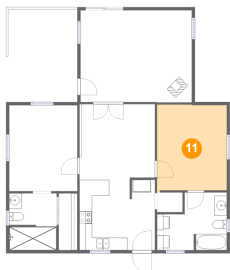
10 Floor 1 - Covered Patio



Dimensions: 11'1" x 14'10"
Area: 164 sq. ft
Counted as Living Area: No

Heated: No
Finished: Yes
Enclosed: No
Contiguous: Yes
Permitted: Yes
Wet Space: No
Addition: No
Conversion: No

11 Floor 1 - Primary Bedroom

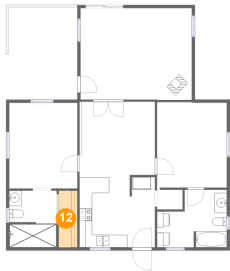


Dimensions: 11'2" x 14'0"
Area: 153 sq. ft
Counted as Living Area:
Yes

Heated: Yes
Finished: Yes
Enclosed: Yes
Contiguous:
Yes
Permitted: Yes
Wet Space: No
Addition: No
Conversion: No

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12 Floor 1 - W.i.c.



Dimensions: 3'0" x 9'1"
Area: 27 sq. ft
Counted as Living Area:
Yes

Heated: Yes
Finished: Yes
Enclosed: Yes
Contiguous:
Yes
Permitted: Yes
Wet Space: No
Addition: No
Conversion: No