

112 Grindstone Lane, Union Hall, Franklin County, Virginia, United States, 24176

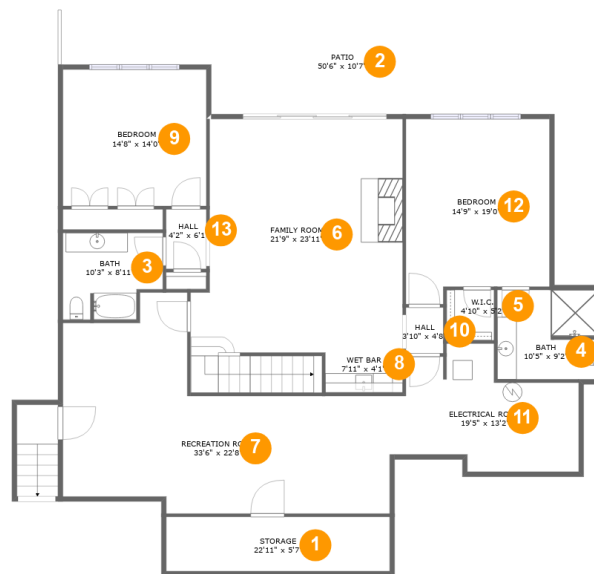


Property Summary

 **1** garages  **3** bedrooms  **3** bathrooms  **1** half baths

 **2** floors  **4,371** Gross Living Area sqft  **6,805** total sqft

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Room Dimensions

Floor 1

Total sqft: 2815

Living area: 1957

#	Room name	Dimensions	Area (sqft)	Counted as Living Area
1	Storage	22'11" x 5'7"	128 sq. ft	No
2	Patio	50'6" x 10'7"	457 sq. ft	No
3	Bath	10'3" x 8'11"	82 sq. ft	Yes
4	Bath	10'5" x 9'2"	94 sq. ft	Yes
5	W.i.c.	4'10" x 5'2"	25 sq. ft	Yes
6	Family Room	21'9" x 23'11"	538 sq. ft	Yes
7	Recreation Room	33'6" x 22'8"	496 sq. ft	Yes
8	Wet Bar	7'11" x 4'1"	33 sq. ft	Yes
9	Bedroom	14'8" x 14'0"	206 sq. ft	Yes
10	Hall	3'10" x 4'8"	18 sq. ft	Yes
11	Electrical Room	19'5" x 13'2"	191 sq. ft	No

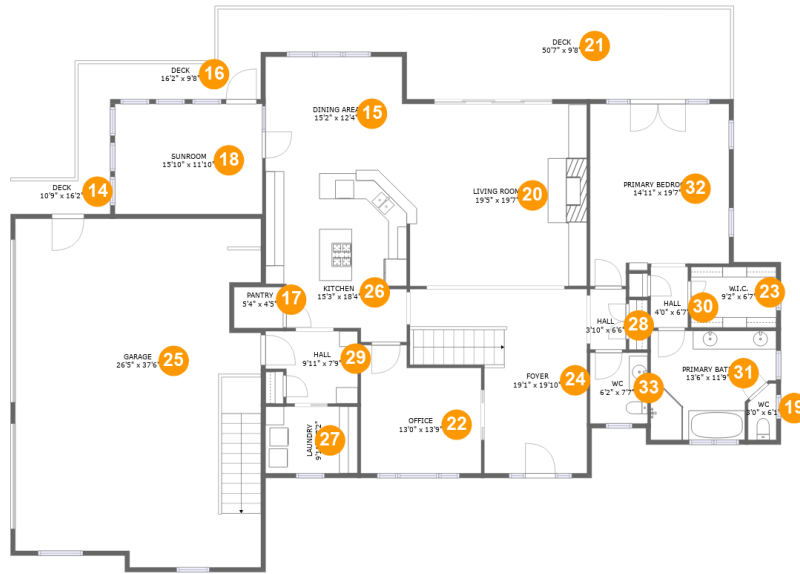
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#	Room name	Dimensions	Area (sqft)	Counted as Living Area
12	Bedroom	14'9" x 19'0"	260 sq. ft	Yes
13	Hall	4'2" x 6'1"	25 sq. ft	Yes

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Room Dimensions

Floor 2

Total sqft: 3990

Living area: 2414

#	Room name	Dimensions	Area (sqft)	Counted as Living Area
14	Deck	10'9" x 16'2"	82 sq. ft	No
15	Dining Area	15'2" x 12'4"	185 sq. ft	Yes
16	Deck	16'2" x 9'8"	89 sq. ft	No
17	Pantry	5'4" x 4'5"	23 sq. ft	Yes
18	Sunroom	15'10" x 11'10"	188 sq. ft	Yes
19	Wc	3'0" x 6'1"	16 sq. ft	Yes
20	Living Room	19'5" x 19'7"	378 sq. ft	Yes
21	Deck	50'7" x 9'8"	411 sq. ft	No
22	Office	13'0" x 13'9"	159 sq. ft	Yes
23	W.i.c.	9'2" x 6'7"	60 sq. ft	Yes
24	Foyer	19'1" x 19'10"	284 sq. ft	Yes

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#	Room name	Dimensions	Area (sqft)	Counted as Living Area
25	Garage	26'5" x 37'6"	952 sq. ft	No
26	Kitchen	15'3" x 18'4"	252 sq. ft	Yes
27	Laundry	9'11" x 7'2"	71 sq. ft	Yes
28	Hall	3'10" x 6'6"	25 sq. ft	Yes
29	Hall	9'11" x 7'9"	69 sq. ft	Yes
30	Hall	4'0" x 6'7"	26 sq. ft	Yes
31	Primary Bath	13'6" x 11'9"	140 sq. ft	Yes
32	Primary Bedroom	14'11" x 19'7"	268 sq. ft	Yes
33	Wc	6'2" x 7'7"	47 sq. ft	Yes

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1 Floor 1 - Storage



Dimensions: 22'11" x 5'7"
Area: 128 sq. ft
Counted as Living Area: No

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

2 Floor 1 - Patio



Dimensions: 50'6" x 10'7"
Area: 457 sq. ft
Counted as Living Area: No

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

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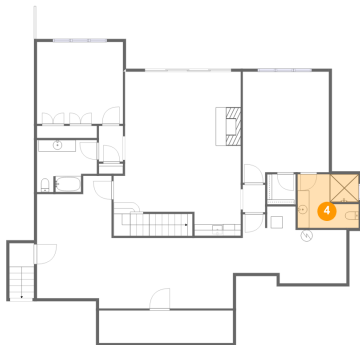
3 Floor 1 - Bath



Dimensions: 10'3" x 8'11"
Area: 82 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 - Bath



Dimensions: 10'5" x 9'2"
Area: 94 sq. ft
Counted as Living Area:
Yes

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

5 Floor 1 - W.i.c.



Dimensions: 4'10" x 5'2"
Area: 25 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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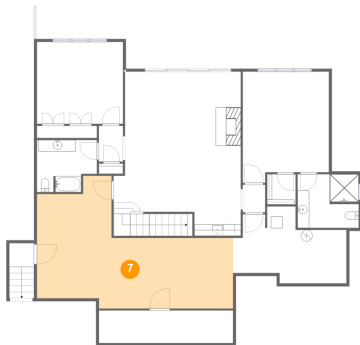
6 Floor 1 - Family Room



Dimensions: 21'9" x 23'11"
Area: 538 sq. ft
Counted as Living Area:
Yes

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

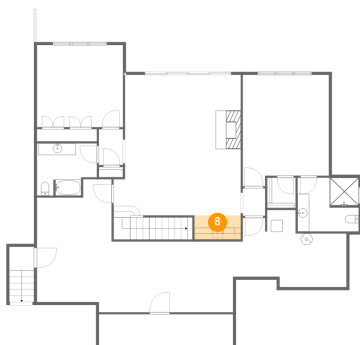
7 Floor 1 - Recreation Room



Dimensions: 33'6" x 22'8"
Area: 496 sq. ft
Counted as Living Area:
Yes

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

8 Floor 1 - Wet Bar

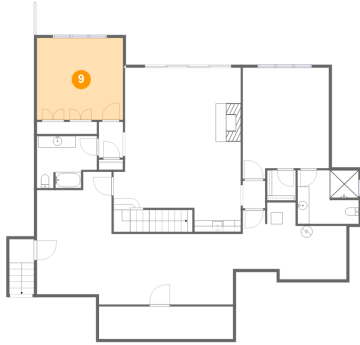


Dimensions: 7'11" x 4'1"
Area: 33 sq. ft
Counted as Living Area:
Yes

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

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9 Floor 1 - Bedroom



Dimensions: 14'8" x 14'0"
Area: 206 sq. ft
Counted as Living Area:
Yes

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

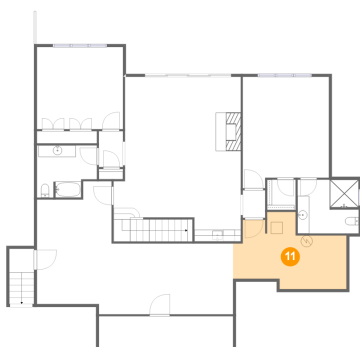
10 Floor 1 - Hall



Dimensions: 3'10" x 4'8"
Area: 18 sq. ft
Counted as Living Area:
Yes

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

11 Floor 1 - Electrical Room

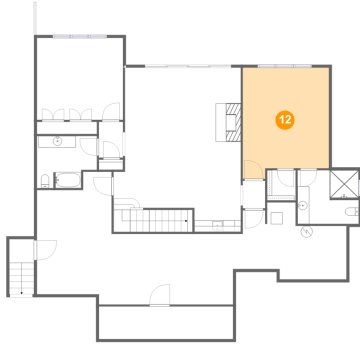


Dimensions: 19'5" x 13'2"
Area: 191 sq. ft
Counted as Living Area: No

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

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12 Floor 1 - Bedroom



Dimensions: 14'9" x 19'0"
Area: 260 sq. ft
Counted as Living Area:
Yes

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

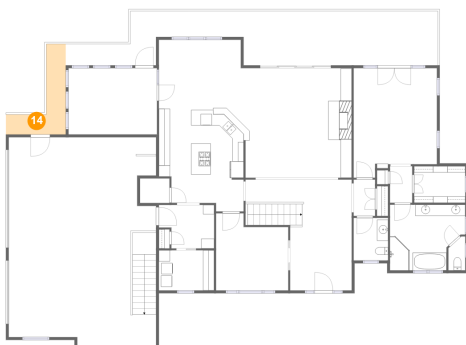
13 Floor 1 - Hall



Dimensions: 4'2" x 6'1"
Area: 25 sq. ft
Counted as Living Area:
Yes

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

14 Floor 2 - Deck

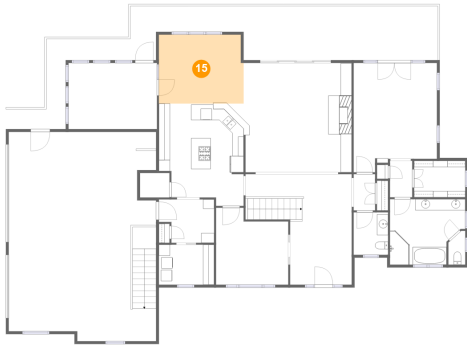


Dimensions: 10'9" x 16'2"
Area: 82 sq. ft
Counted as Living Area: No

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

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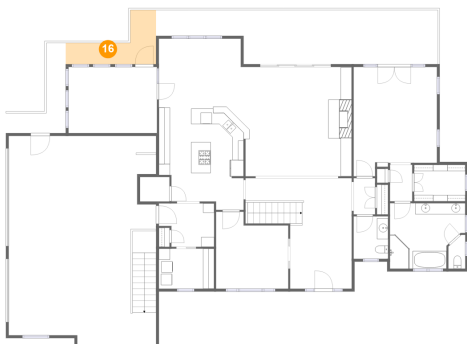
15 Floor 2 - Dining Area



Dimensions: 15'2" x 12'4"
Area: 185 sq. ft
Counted as Living Area:
Yes

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

16 Floor 2 - Deck



Dimensions: 16'2" x 9'8"
Area: 89 sq. ft
Counted as Living Area: No

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

17 Floor 2 - Pantry

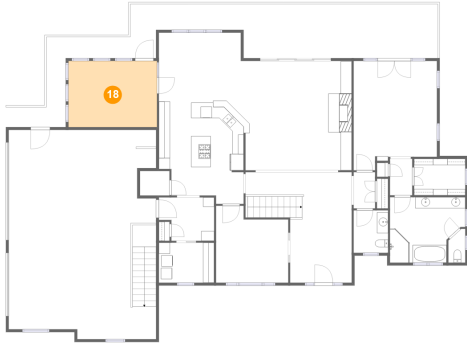


Dimensions: 5'4" x 4'5"
Area: 23 sq. ft
Counted as Living Area:
Yes

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

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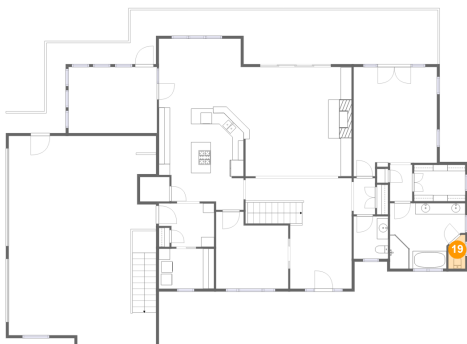
18 Floor 2 - Sunroom



Dimensions: 15'10" x 11'10"
Area: 188 sq. ft
Counted as Living Area:
Yes

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

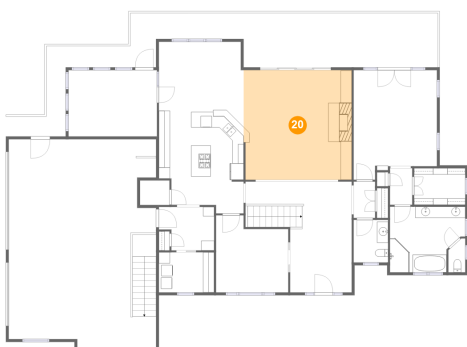
19 Floor 2 - Wc



Dimensions: 3'0" x 6'1"
Area: 16 sq. ft
Counted as Living Area:
Yes

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

20 Floor 2 - Living Room

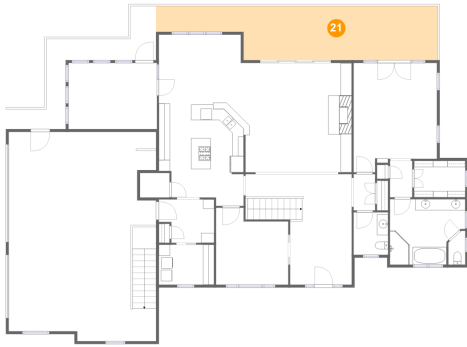


Dimensions: 19'5" x 19'7"
Area: 378 sq. ft
Counted as Living Area:
Yes

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

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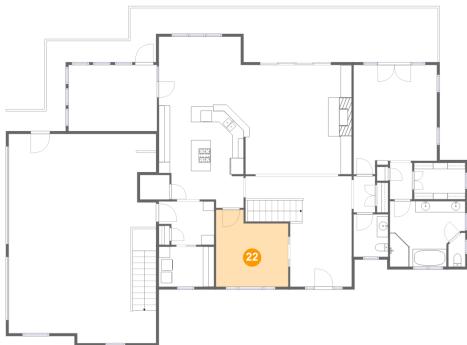
21 Floor 2 - Deck



Dimensions: 50'7" x 9'8"
Area: 411 sq. ft
Counted as Living Area: No

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

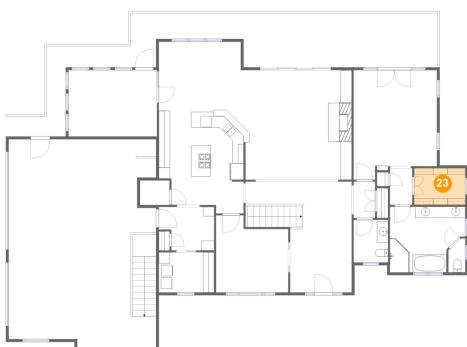
22 Floor 2 - Office



Dimensions: 13'0" x 13'9"
Area: 159 sq. ft
Counted as Living Area: Yes

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

23 Floor 2 - W.i.c.

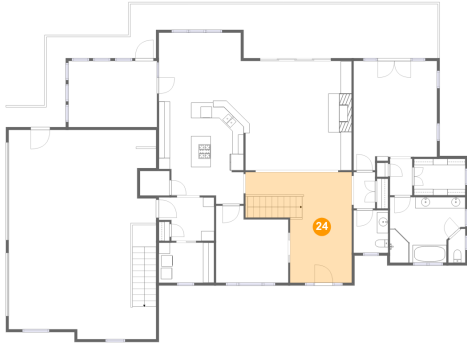


Dimensions: 9'2" x 6'7"
Area: 60 sq. ft
Counted as Living Area: Yes

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

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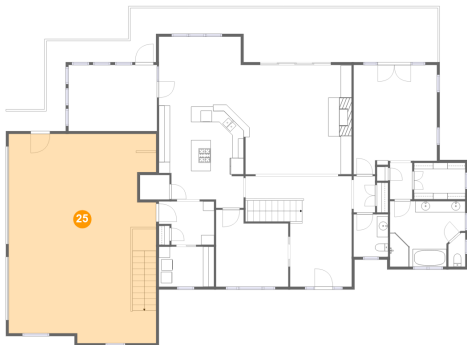
24 Floor 2 - Foyer



Dimensions: 19'1" x 19'10"
Area: 284 sq. ft
Counted as Living Area:
Yes

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

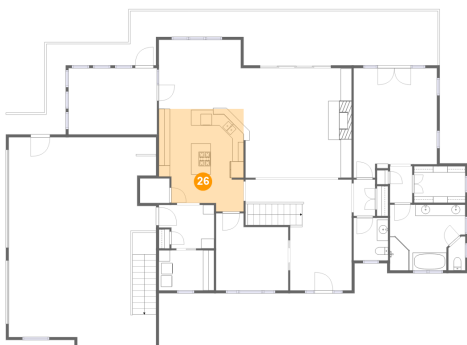
25 Floor 2 - Garage



Dimensions: 26'5" x 37'6"
Area: 952 sq. ft
Counted as Living Area: No

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

26 Floor 2 - Kitchen

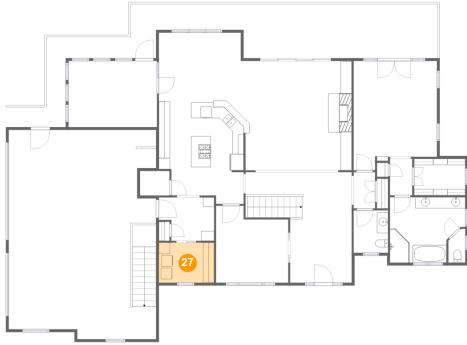


Dimensions: 15'3" x 18'4"
Area: 252 sq. ft
Counted as Living Area:
Yes

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

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27 Floor 2 - Laundry



Dimensions: 9'11" x 7'2"
Area: 71 sq. ft
Counted as Living Area:
Yes

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

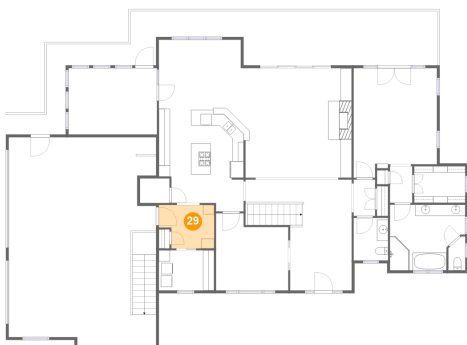
28 Floor 2 - Hall



Dimensions: 3'10" x 6'6"
Area: 25 sq. ft
Counted as Living Area:
Yes

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

29 Floor 2 - Hall



Dimensions: 9'11" x 7'9"
Area: 69 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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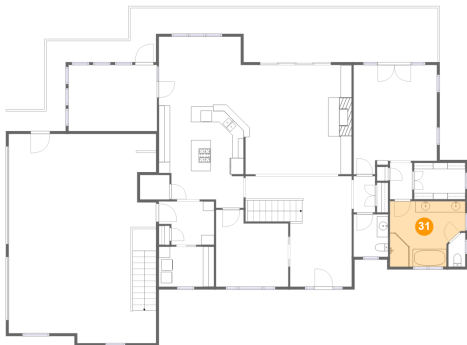
30 Floor 2 - Hall



Dimensions: 4'0" x 6'7"
Area: 26 sq. ft
Counted as Living Area:
Yes

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

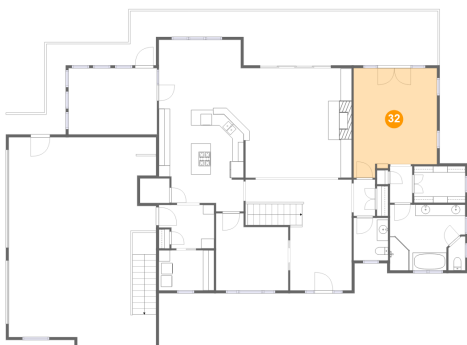
31 Floor 2 - Primary Bath



Dimensions: 13'6" x 11'9"
Area: 140 sq. ft
Counted as Living Area:
Yes

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

32 Floor 2 - Primary Bedroom

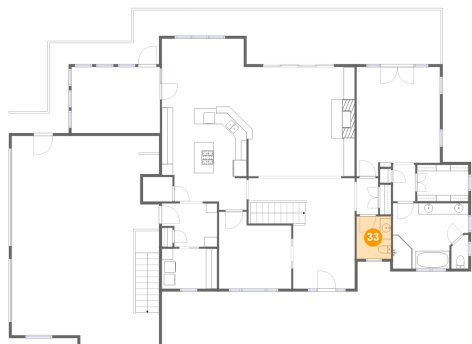


Dimensions: 14'11" x 19'7"
Area: 268 sq. ft
Counted as Living Area:
Yes

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

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33 Floor 2 - Wc



Dimensions: 6'2" x 7'7"
Area: 47 sq. ft
Counted as Living Area:
Yes

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