



FEATURE SHEET – 334 WOODAS CREEK ROAD, MATHEWS VA 23109

Secluded 10.68+ acre estate fronts beautiful Woodas Creek, with wide views opening to the East River. 1840 main house with all the modern amenities, completely renovated in 2001. Multiple early-era outbuildings, fenced paddocks and large run-in shelter with electricity and water. This property includes 5 lots/parcels. Perfect for family-compound or development. Catch fresh fish, oysters and crabs right from your pier.

HOME

Sits just 22 feet from the water's edge, yet Zone X, no flood insurance necessary. Original home dates from 1828. Enjoy water-views from covered porch or most every room, especially the spacious tiled four-season room with expansive views of water and wildlife. Heart pine floors throughout the home, except tile in wet areas. Gourmet kitchen features 6+ burner Garland gas stove with grill, large island with seating for 4 plus. Two Master Bedrooms with ensuite baths, custom tile work, one with massive walk-in closet. First floor bedroom with dual entry full bathroom. Study or den directly adjoining kitchen. Whole house Generac Generator. HVAC is serviced twice a year.

WATERFRONT

Shoreline is bulk-head and riprap hardened for erosion protection. Pier has 30 year treated pilings, and favorable water depth (4-6 MLW). Electric and water at pier (30amp, 50 amp, shore power). Boathouse also has electric and water, 2 large bays for protection (56x24, 56x16), shorter bay has lift, cloth drop-down doors on water opening. Slip depth is 4.5 MLW. Boathouse has been hurricane hardened with system of underground anchored cables.

OUTBUILDINGS

Originally a schoolhouse now has electricity. Pumphouse – holds water tank, water treatment, irrigation system, heated and air conditioned with sink and water heater. Garden Shed has electricity. Outhouse not currently used. Garage has 3 bays with floored second story for extra storage. Workshop is heated/cooled. Open barn has electricity and water spigots are tied into water filtration system. Beneficial for horses. Canoe/kayak storage near water. Gazebo covered with water views.

PROPERTY

Beautiful landscaping – perennial, bulbs, shrubbery, grasses planted for privacy, color and scent through the year. Pecans, chestnut, mature hollies for shade. Featured in Historic Garden Week in 2008 and site of Bay School Auction 2009. Driveway belongs to this property. Four additional lots/parcels with septic approvals, two are deep-water lots. Seller describes as breezy and not 'buggy'.