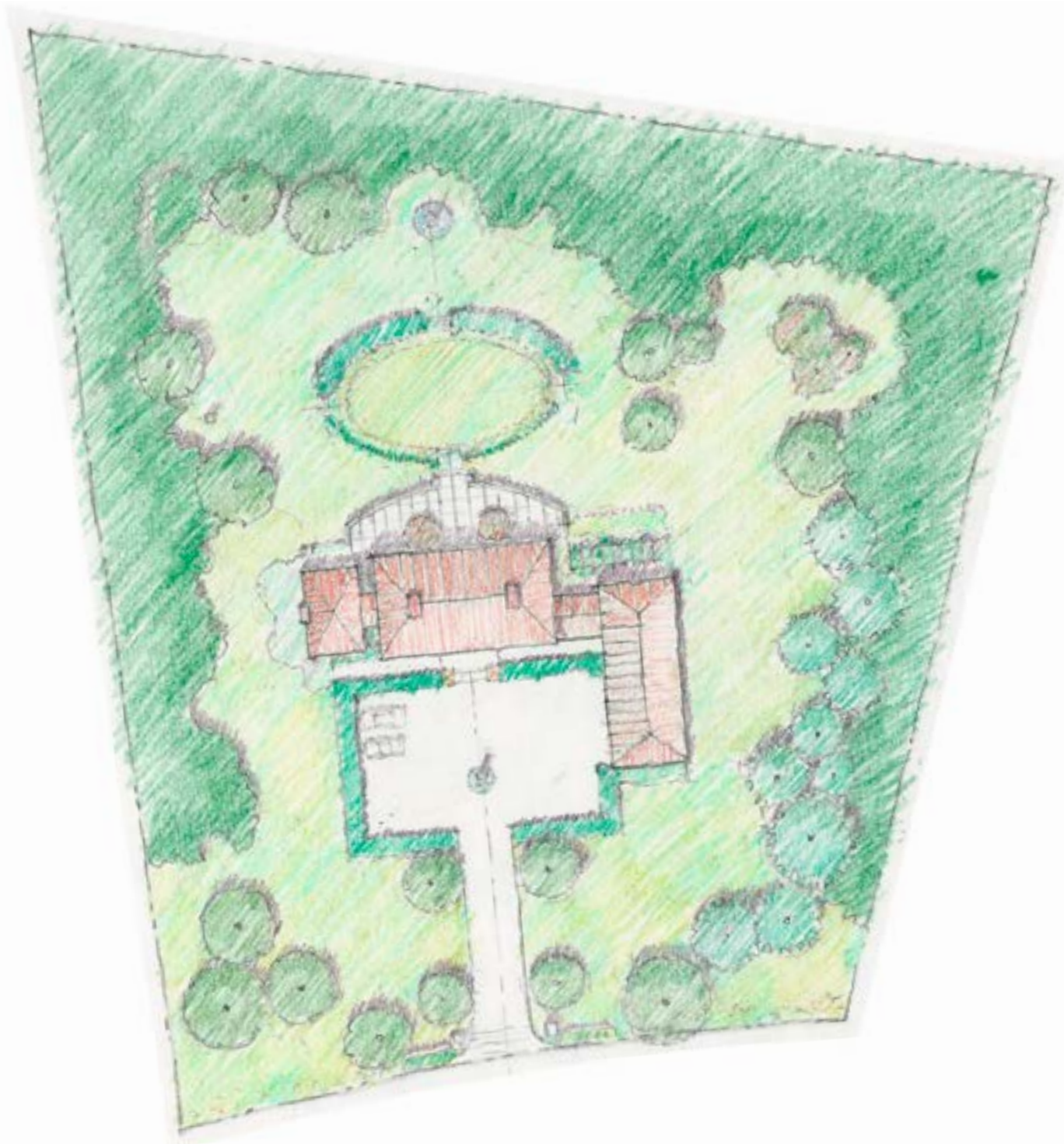


KESWICK ESTATE

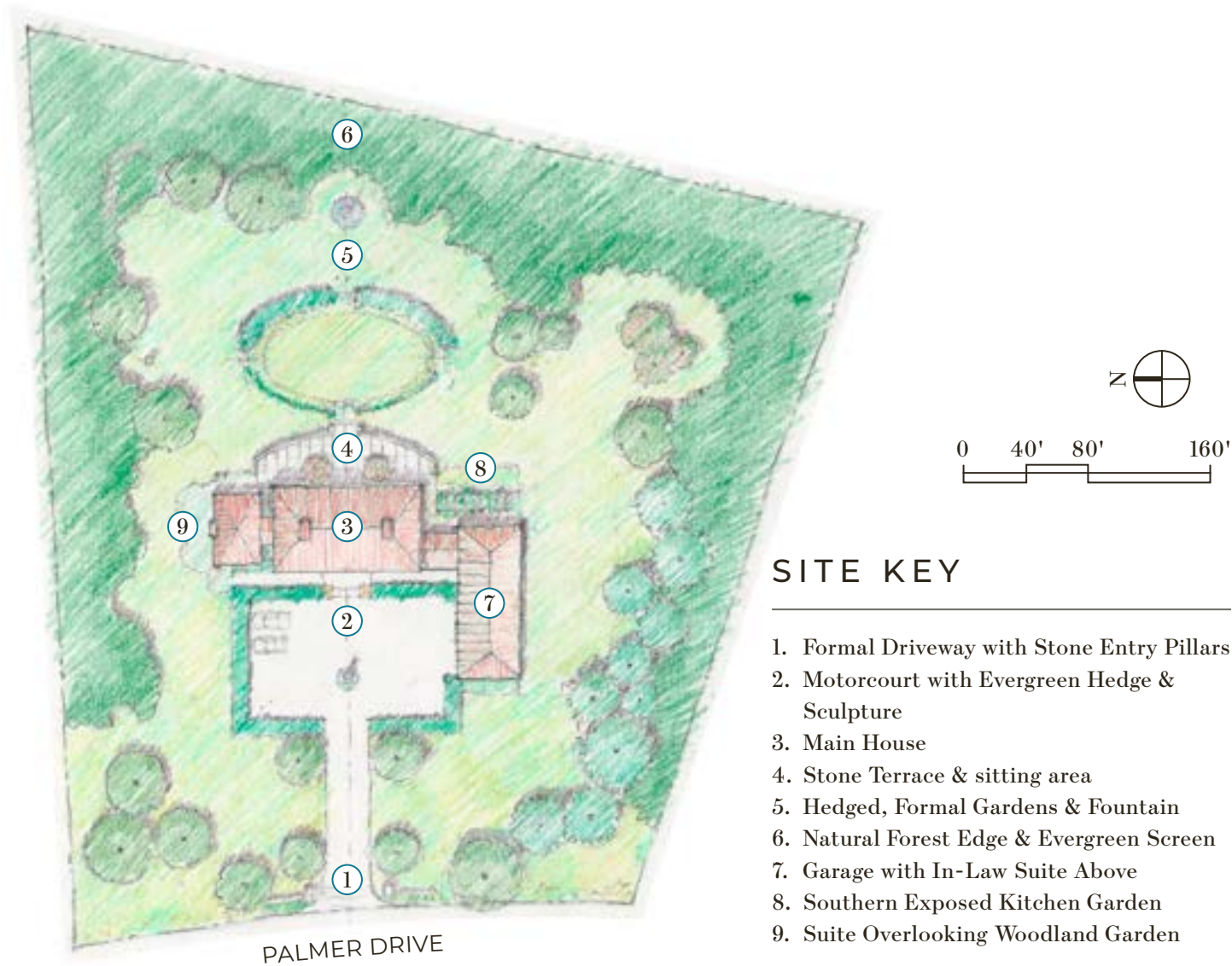


LOT 32

PALMER DRIVE

Lot 32 welcomes those looking for a well-balanced, flexible lot. Sloping consistently from northwest to southeast, this is one of the flattest and most buildable available. Paired with the square shape of the property, Lot 32 provides generous space to situate an estate home, gardens, play areas, and wooded buffers for privacy and wildlife habitat. As shown, a house could provide between 5,000-7,500 square feet of living space while fitting proportionately within the constraints of the site. A semi-detached garage allows flexibility and privacy where an in-law suite can be included with its own dedicated entrance. The outdoor spaces open from the main rooms of the home providing views of gardens and direct access to terraces for relaxation and entertaining. The perimeter of the property is left naturally forested and planted with evergreen trees where necessary for screening. A central location for the home allows for a direct, formally-centered entry drive, and optimizes privacy and landscape development potential in all directions. The frontage faces west such that private lawns and gardens in back enjoy eastern and southern sunlight.

SCHEMATIC LOT LAYOUT



LOT LOCATION IN KESWICK ESTATE



LOT PROFILE

LOT ID
Lot 32

ACREAGE
2,04

ADDRESS
Lot 32 Palmer Drive
Keswick, VA 22947

PARCEL ID
08000-00-00-009E0

ELEM. SCHOOL
Stone-Robinson

MIDDLE SCHOOL
Burley

HIGH SCHOOL
Monticello

OTHER SCHOOLS
St. Anne's Belfield
Covenant
Tandem Friends

