

# Custom Home for Sale in Floyd, VA!

*Check out this exceptional 51.73-acre property offering a well-appointed custom home, functional agricultural improvements, and scenic Blue Ridge Mountain views. Located just off the Blue Ridge Parkway, this property presents an ideal opportunity for a private retreat, mini-farm, or rural homestead.*

**Property Location:  
4589 Franklin Pike, Floyd, VA 24091**



[BlueRidgeLandandAuction.com](http://BlueRidgeLandandAuction.com)



**Blue Ridge  
Land & Auction**

*Matt Gallimore, Broker/Auctioneer*



## CUSTOM HOME FOR SALE IN FLOYD, VA!

Check out this exceptional 51.73-acre property offering a well-appointed custom home, functional agricultural improvements, and scenic Blue Ridge Mountain views. Located just off the Blue Ridge Parkway, this property presents an ideal opportunity for a private retreat, mini-farm, or rural homestead.



3-D Home  
Tour!



### LAND:

The land is a balanced mix of open pasture and woodland, with portions fenced for livestock. Improvements include a stocked, spring branch-fed pond, apple orchard, multiple garden areas, and extensive infrastructure for animals and self-sufficient living.





**Blue Ridge  
Land & Auction**

## **(CUSTOM HOME (BUILT 2009):**

This handcrafted residence features quality construction with Hardie board siding, stone accents, and a shingle roof. Outdoor living is enhanced by expansive TimberTech decking with cable railings and a screened porch overlooking the pool and surrounding countryside.

The main level offers an open floor plan with hardwood and tile flooring, a vaulted great room with gas fireplace and stone surround, and a well-equipped kitchen with updated appliances and bar seating. Two bedrooms and 1.5 baths are located on this level.

The lower level includes a large living area, two additional bedrooms, and two full baths. A portion remains unfinished for mechanical systems and storage. Heating systems include solar thermal radiant floor heat, HVAC, and a supplemental gas stove.

## **ADDITIONAL FEATURES:**

- 17 solar panels (electric + thermal)
- 16kW standby generator (propane)
- ADT security system
- Private well and septic
- In-ground saltwater pool (installed 2020) with concrete decking and fenced lounging area
- 4-car detached garage with upper-level workshop, electric, and water
- Post and beam barn with run-in shed (metal roof)
- Additional run-in shed and fenced pasture areas
- Fenced garden space with 4 raised beds and garden shed
- Chicken and turkey coops



**Check it  
out on our  
website!**

- Dedicated fenced dog area
- 9 water hydrants strategically placed throughout the property
- Outdoor firepit
- Stocked 8 ft deep spring fed pond (Hybrid Blue Gill, Large Mouth Bass, and a 7 year old 25lb Grass Carp) with aerator and covered deck



## ABOUT THIS AREA

Tucked into the scenic highlands of Southwest Virginia, Floyd is a small town with a big heart and a distinctive character. Floyd offers a unique blend of Appalachian heritage, vibrant arts culture, and a strong sense of community. Floyd is located along the Blue Ridge Parkway, one of the most scenic drives in the United States. The surrounding landscape is a mix of rolling hills, lush forests, and open farmland, providing stunning views year-round and ample opportunities for outdoor recreation—hiking, biking, and fishing are all popular pastimes. Floyd is perhaps best known for its rich musical heritage. The town is a cornerstone of the “Crooked Road,” Virginia’s heritage music trail. Each Friday night, locals and visitors pack into the Floyd Country Store, a legendary venue for bluegrass and old-time music. These “Friday Night Jamborees” have become a regional institution, drawing musicians and fans from across the country.

## Find this property:



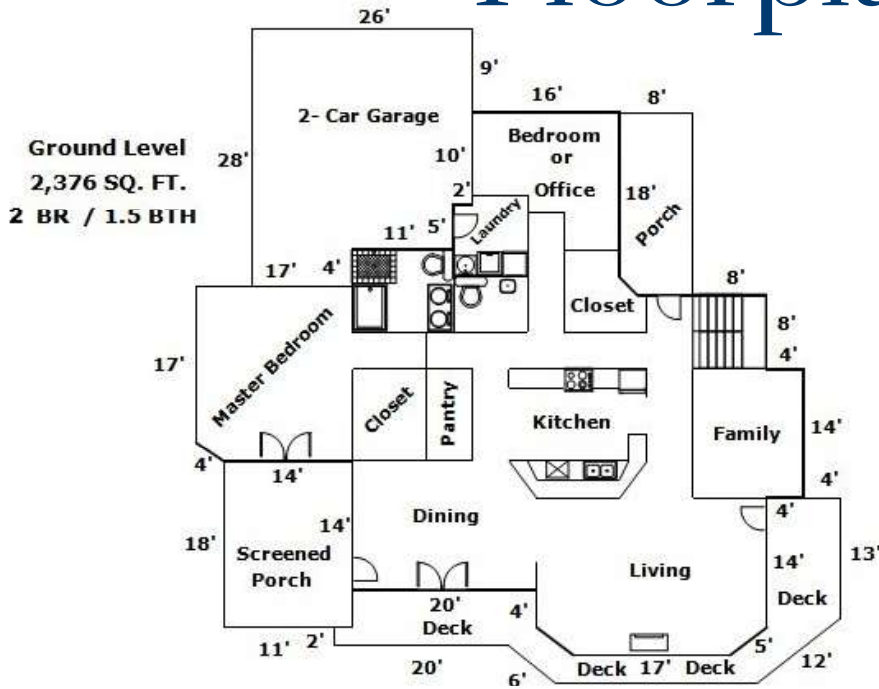
## WHAT DO WE SPECIALIZE IN?

With a strong heritage dating back to 1984, *United Country Real Estate Blue Ridge Land & Auction* boasts a team of seasoned professionals. Their expertise spans a diverse range of properties, with a specialty in the sale of recreational land and country homes. Whether you're searching for a cozy cabin retreat, a sprawling estate for outdoor adventures, or a picturesque plot for peaceful country living, our dedicated team is committed to helping you find the perfect property to suit your lifestyle.

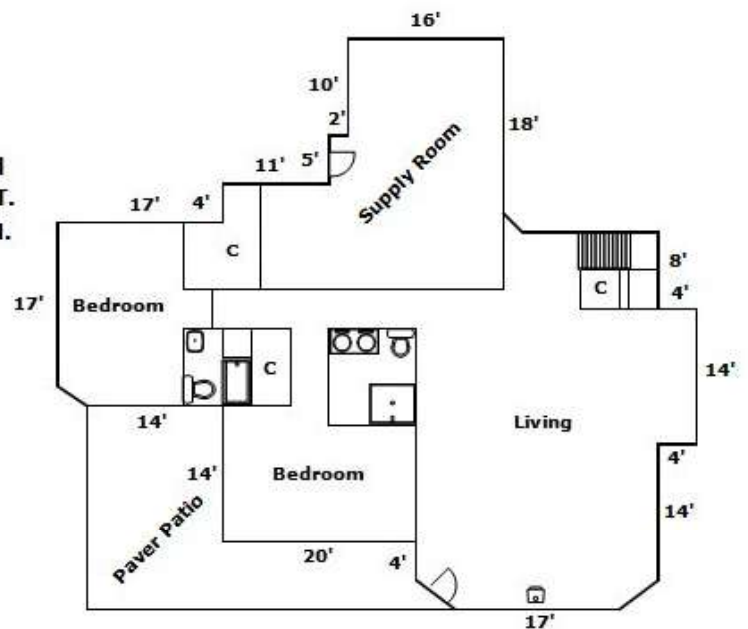


**Blue Ridge  
Land & Auction**

# Floorplan



**Lower Level**  
2,376 SQ. FT.  
2 BR / 2 BTH.



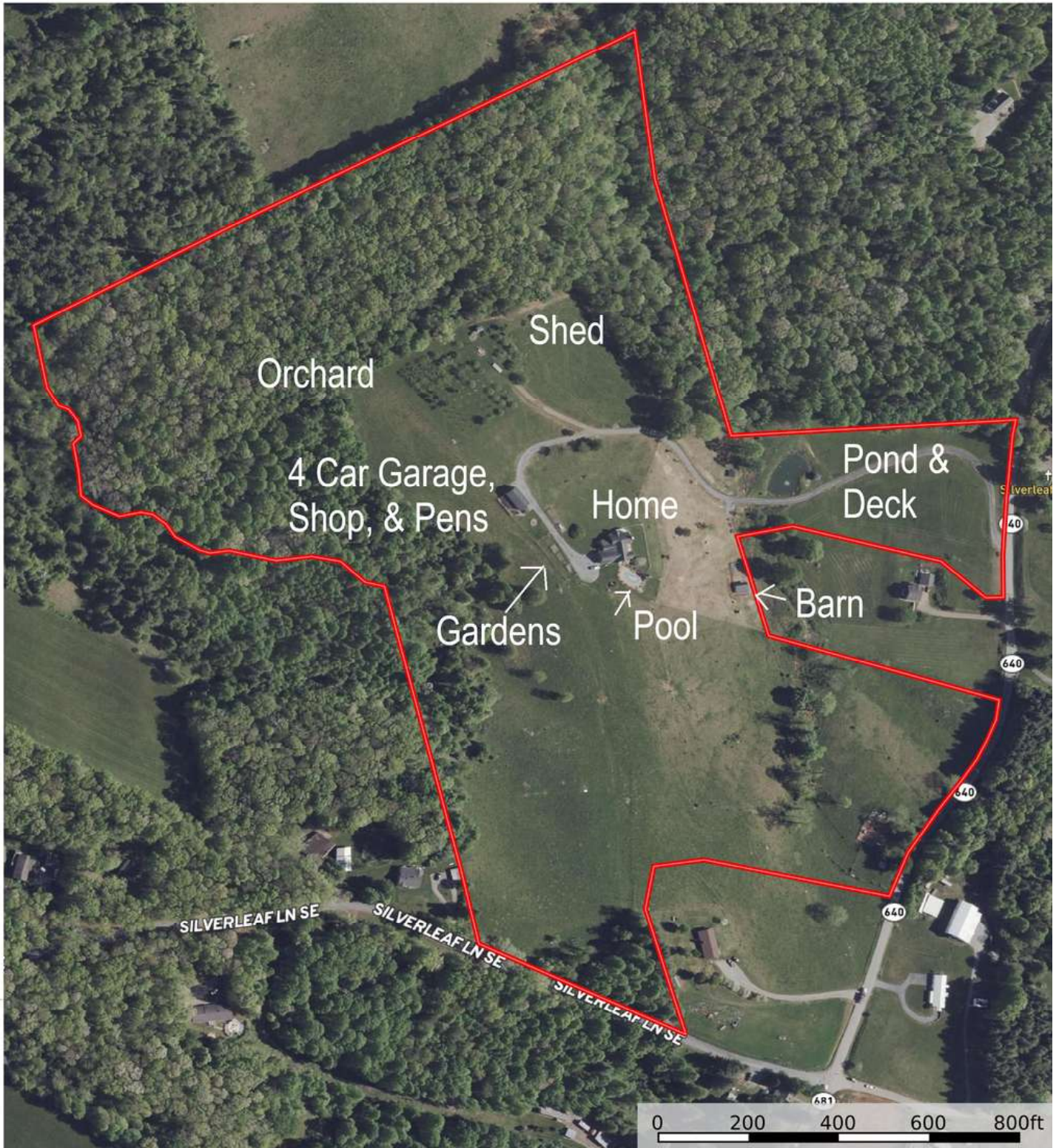
## GENERAL FLOORPLAN:

- 4 bed, 3.5 bath
- Living Area= 4,752
- Built in 2009
- Heating/Cooling - Heat Pump
- Floors - Hardwood, Tile
- Exterior - Stone, Hardi-Plank
- Whole House Generator, Private Well / Septic, Solar Panels
- Appliances - Dishwasher, Double Oven, Microwave, Gas Range

# Aerial Map

**4589 Franklin Pike, Floyd VA**

**51.73 Acres**





# GET TO KNOW MATT

Matt enjoys working with Buyers and Sellers for Farmland, Waterfront, Vacant Land Tracts, Recreational Properties, Luxury Properties, and pretty much any Mountain Property. Matt has lived in Floyd County his entire life except when he attended nearby Radford University.

Matt is a licensed Real Estate Broker, Real Estate Appraiser, and Auctioneer. He can guide Sellers to determine the appropriate value of their Real Estate, and then help determine the best way to sell their property whether it's a traditional Real Estate Listing, Online Auction, or Live Auction.

Matt is a graduate of Radford University with a Masters' Degree in Business Administration and a Bachelor Degree in Finance. As a native of Floyd County and a former Loan Officer with the Bank of Floyd, he is very knowledgeable of Real Estate purchases and Sales. Give Matt a call and let him help you with all your Real Estate needs.

## MATT GALLIMORE

Broker, Owner, Auctioneer, Appraiser, MBA  
Gallimore.Matt@gmail.com  
540-239-2585

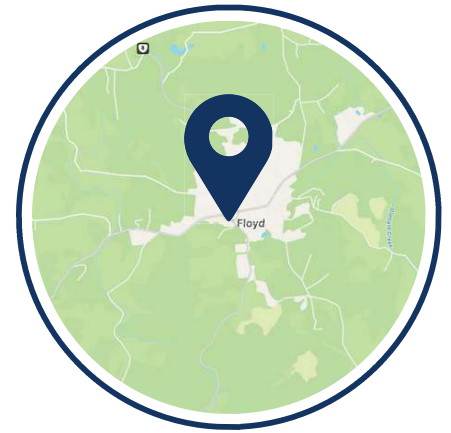
Awarded National #4 Sales Office 2023, 2024, & 2025

Awarded National #1 Auction Company 2021, 2023, 2024, & 2025

VA Broker License #0225062681



# FIND OUR OFFICES



102 S. Locust St.  
Floyd, VA 24091



438 Peppers Ferry Rd.  
Christiansburg, VA  
24073



629 W. Main St.  
Abingdon, VA 24210

# LET'S STAY CONNECTED!



Follow Me On Facebook:

Matt Gallimore - United Country  
Real Estate Broker and Auctioneer



Follow Me On Instagram:

@ucblueridgelandandauction



Subscribe to My YouTube:

@UnitedCountryBlueRidgeLand

Visit Our Website: [BlueRidgeLandandAuction.com](http://BlueRidgeLandandAuction.com)

