

**111.23 acres of Equestrian, Residential and
Recreational Land in Bedford County, VA!**
2754 Horseshoe Bend Rd
Moneta, VA 24121

\$2,499,999
111.23± Acres
Bedford County



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Moneta, VA / Bedford County

SUMMARY

Address

2754 Horseshoe Bend Rd null

City, State Zip

Moneta, VA 24121

County

Bedford County

Type

Hunting Land, Recreational Land, Residential Property,
Undeveloped Land, Horse Property, Single Family, Lot, Business
Opportunity

Latitude / Longitude

37.203 / -79.6796

Dwelling Square Feet

1,456

Bedrooms / Bathrooms

3 / 2

Acreage

111.23

Price

\$2,499,999

Property Website

<https://www.mossyoakproperties.com/property/111-23-acres-of-equestrian-residential-and-recreational-land-in-bedford-county-va-/bedford/virginia/112346/>



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PROPERTY DESCRIPTION

Experience the best of Virginia country living on this exceptional 111+ acre Bedford County estate, where breathtaking Blue Ridge Mountain views and spectacular sunsets create an unforgettable setting. Combining premier equestrian facilities, a comfortable home, and outstanding recreational opportunities, this turnkey property offers a rare opportunity just minutes from Smith Mountain Lake, Roanoke, and Lynchburg!

Framed by the breathtaking backdrop of the Blue Ridge Mountains, this premium 111-acre turnkey equestrian estate seamlessly integrates a high-capacity, revenue-generating boarding operation with an idyllic Virginia country lifestyle. Situated in close proximity to both Roanoke and Lynchburg, and just moments from the beautiful Smith Mountain Lake, the property offers unparalleled regional accessibility with over 1,300 feet of prominent road frontage—all positioned to capture compelling panoramic views and world-class, golden-hour sunsets over the mountains.

Designed for the serious equestrian and savvy investor alike, the estate boasts top-tier infrastructure, including a professional main barn, manicured pastures, and an all-weather training arena. Beyond its exceptional commercial capacity, the property serves as a private sanctuary. The elegant main residence is positioned perfectly to take in the views, offering a sophisticated retreat that makes this estate not just a business, but a premier country sanctuary.

Top Notch Equestrian Infrastructure

- **30 Total Stalls:** Distributed across three specialized facilities.
- **Main Barn (97' x 147'):** Features 20 stalls, individual tack rooms, large wash station, and indoor riding arena for year-round training.
- **Additional Barns:** A 36' x 48' 5-stall barn with a wash station, plus a second 5-stall barn and an exterior riding rink.

Land & Herd Management

- **Secure & Functional:** 24,000 feet plus of fencing, 5 run-in sheds, and 2 beautiful ponds.
- **Self-Sufficiency:** 2 hay fields supported by a hay storage barn.
- **Recreation:** Private riding trails woven throughout the property.

Residential Accommodations

- **Charming Ranch Home:** 1,456 sq. ft. residence featuring a full basement.
- **Vehicular Storage:** A detached 24' x 32' 3-car garage.

School Systems

- **Moneta Elementary School**
- **Staunton River Middle School**
- **Staunton River High School**

Local information links

<https://www.visitsmithmountainlake.com/>

<https://smith-mountain-lake.com/>

<https://www.nps.gov/blri/planyourvisit/peaks-of-otter-mp-85-6.htm>

This property is a working equestrian facility. All appointments must be scheduled in advance through the listing agent. Absolutely no drive-bys without an appointment.

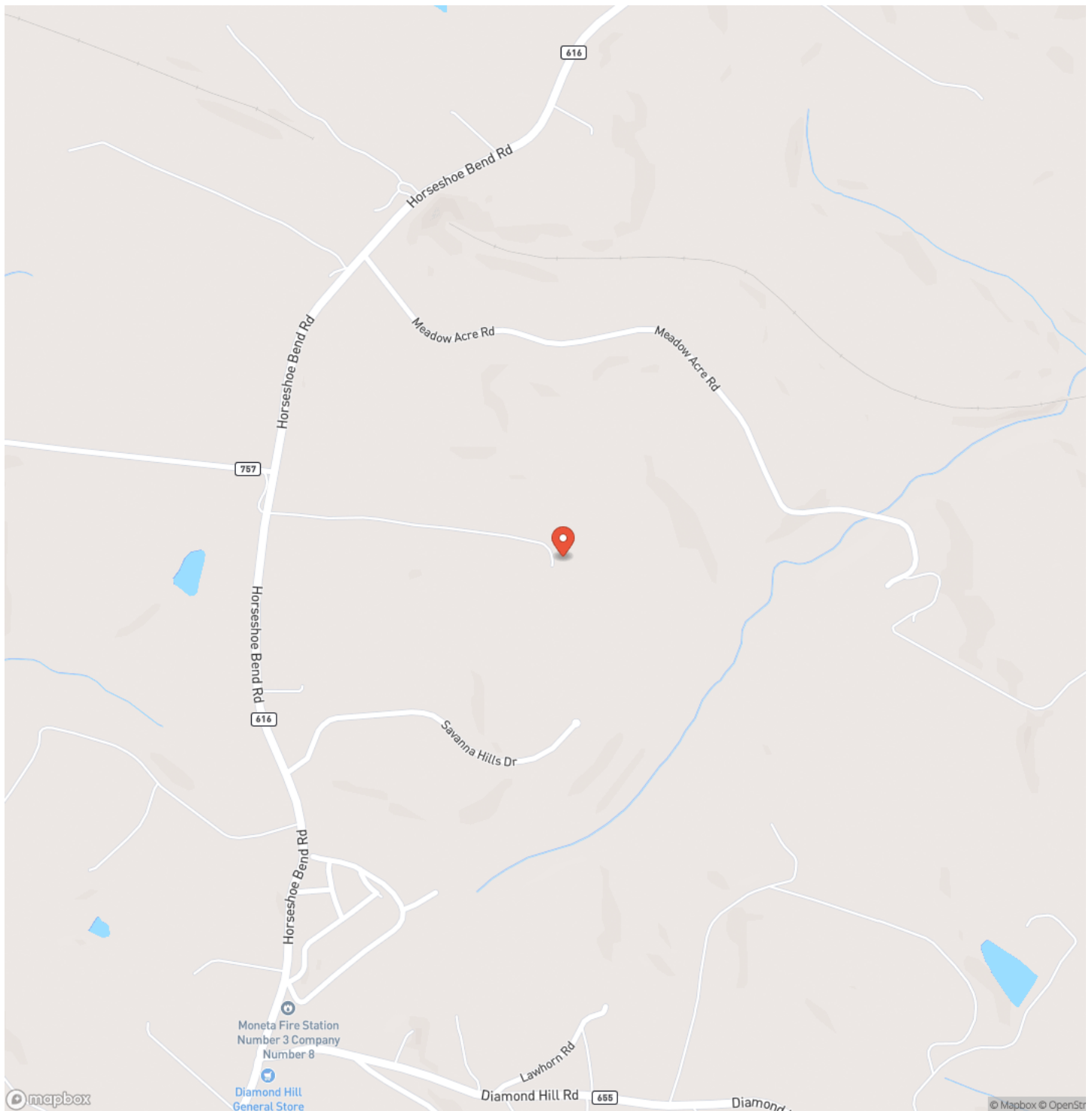
For more information on this and other land for sale in Bedford County, contact Chad Green at [540-353-3848](tel:540-353-3848) or by email at chadg@mossyoakproperties.com, or visit landandfarmsrealty.com.



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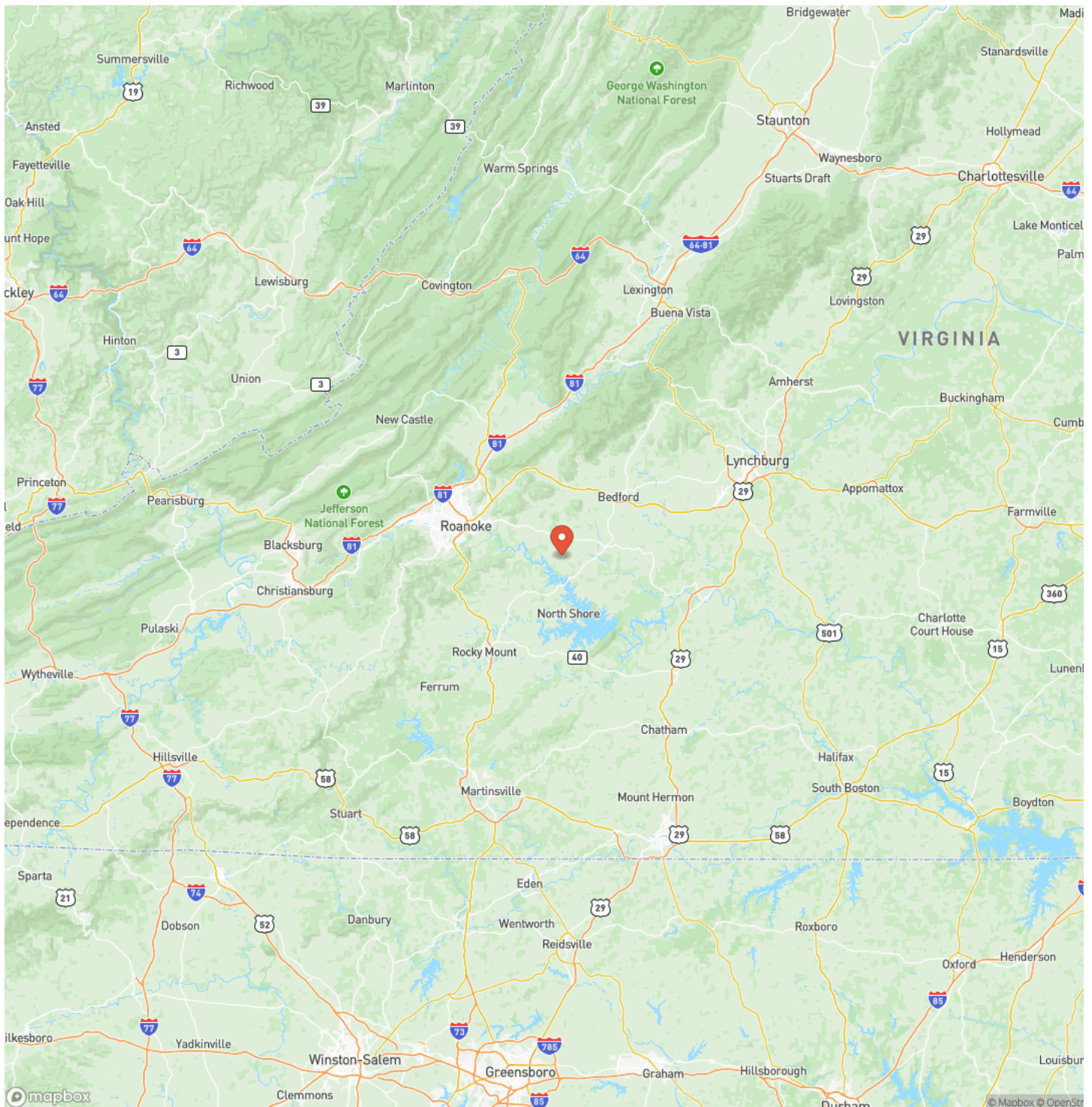


Locator Map



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Locator Map



111.23 acres of Equestrian, Residential and Recreational Land in Bedford County, VA!
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Satellite Map



**111.23 acres of Equestrian, Residential and Recreational Land in Bedford County, VA!
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LISTING REPRESENTATIVE

For more information contact:



Representative

Chad Green

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(540) 353-3848

Office

(844) 480-5263

Email

chadg@mossyoakproperties.com

Address

601 N Mechanic Street Ste 310

City / State / Zip

Franklin, VA 23851

NOTES



This image shows a single sheet of white paper with horizontal ruling lines. The lines are evenly spaced and run across the width of the page. There are no margins, text, or other markings on the paper.



<https://www.mossyoakproperties.com/>

DISCLAIMERS

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Maps are provided for illustration purposes only, the accuracy is not warranted. Parcels on interactive maps are not adjusted to match aerial backgrounds. This information is for reference purposes only and is not a legal document. Data maps contain errors. The seller and seller's agent are making known to all potential buyers that there may be variations between the location of the existing fence lines and the legal description of the deeded property. Seller and seller's agent make no warranties with regard to the location of the fence lines in relationship to the deeded property lines, nor does the Seller make any warranties or representations with regard to the specific acreage contained within the fenced property lines. Seller is selling the property in an "as is" condition, which includes the location of the fences as they exist. Boundaries shown on the accompanying maps are approximate, based on county parcel data. The maps are not to scale. The accuracy of the maps is not guaranteed. Prospective buyers are encouraged to verify fence lines, deeded property lines and acreages using a licensed surveyor at their own expense.

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