

# 1317 GILMORE STREET

FREDERICKSBURG, VA 22401 | MLS #: VAFB2003446

**\$2,700.00** | 3 BEDS | 2/2 BATHROOMS | 2 GARAGE/2 DRIVEWAY CAR PARKING | 2,092 SQUARE FEET



View Online: <http://www.mysinglepropertywebsites.com/112796>  
For Instant Photos: Text 252523 To 415-877-1411

3 level town home in Cowan Crossing w/ 2 car garage wired for electric car charger. Located near amazing restaurants, shopping, dining and just mins from downtown Fredericksburg. This great home features wood floors throughout main and upper level. Kitchen is a chefs dream w/ high end appliances and an island w/ room for 4 to 5 barstools. Family room has a gas fireplace and SGD to rear deck which backs to trees. Upstairs you will find a primary suite w/ views of back yard, en-suite w/ walk in shower and double vanities & large walk in closet. 2 additional bedrooms, full bath & laundry area round out this level. Lower level features a large rec room w/ an additional brand new half bath. French door provides access to lovely fully fenced rear yard. Raised garden beds ready for your veggies or flowers. Call today to schedule your showing and let's make this your new home.

- Minutes from Downtown Fredericksburg/VRE Train Station
- Walk to Starbuck's and Multiple Restaurants
- Gourmet, Kitchen
- Fully Fenced Rear Yard
- Deck and Patio
- Hard Wood Floors Throughout Main Upper Level
- Gourmet Kitchen
- Gas Fireplace



## AGENT INFORMATION

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## ABOUT KRISTEN HEITMAN

Hello, I am Kris Heitman, founder of the Heron's Group, and your local Realtor in the northern Virginia region. I began my career in 2011 after relocating to the area with my husband of 34 years. He's a retired veteran who moved to Fredericksburg to begin a second career as a government contractor. We have had the journey of a lifetime in our 34 years together. Not only have

Disclaimer: All information deemed reliable but not guaranteed.