

# \$285,000 - 133 Shackelford Well Rd, Fredericksburg

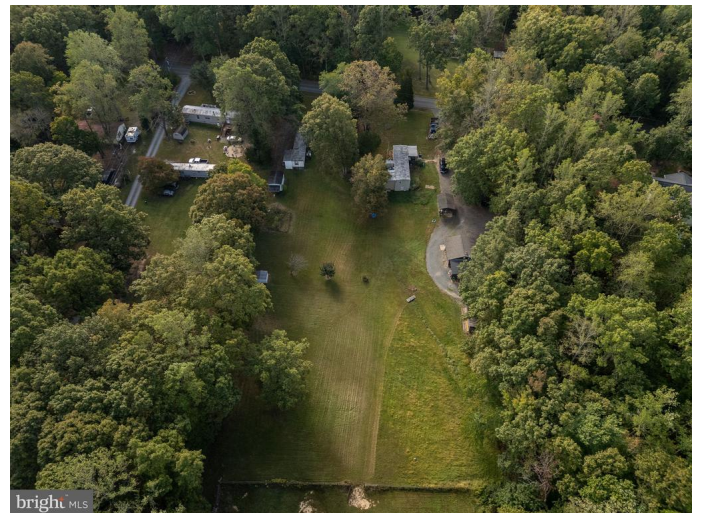
MLS® #VAST2043652

**\$285,000**

0 Bedroom, 0.00 Bathroom,  
Land on 4.57 Acres

N/A, Fredericksburg, VA

Discover a rare opportunity in the heart of Hartwood! This listing includes three adjoining parcels—Tax Map IDs 35-85U, 35-58I, and 35-58H—being sold together for a total of 4.5733 acres. Two of the parcels feature manufactured homes (tenants in place - no entry permitted), and the third is a beautifully wooded 1.21-acre lot. Value is in the land. The property includes three wells and two septic systems, providing an excellent foundation for future development. Tax ID 35-58I (#129 Shackelford Well Rd) features a garage with a large lean-to that can be used as a workshop, complete with a workbench, wood stove, shelving, plywood walls, and concrete flooring (no entry at this time). There's also a three-door storage shed. Toward the back of the property, you'll find a six-stall barn, chicken house with pen, and loafing sheds equipped with baskets for livestock—so bring your chickens, goats, and horses! At 35-58H (#133 Shackelford Well Rd), there's a 12x20 shed with a workbench and wood floors, along with an additional metal shed. All sheds across both properties are powered with electricity. Per Stafford County, there are two confirmed building lots, with the possibility of a third, offering flexibility for a builder, investor, or homeowner looking to create a private retreat or small family compound. Tenants currently in place—please do not disturb. You'll love the prime location, situated less than a mile from Hartwood Elementary School, the Hartwood Fire Department, and Hartwood



Presbyterian Church. Enjoy nearby recreation at Curtis Memorial Park, featuring an 18-hole golf course, Olympic-size swimming pool, athletic fields, boat ramp, and fishing pier—all just minutes away! Convenient access to Route 17 makes commuting easy, with Quantico Marine Corps Base, government facilities, and major contractors only 20 miles away.

This property offers the perfect blend of rural charm and convenience, surrounded by mature trees and natural privacy. Whether you’re looking to build your dream home, develop multiple lots, or invest in a piece of Stafford County’s countryside, this property is full of potential. Bring your builder and vision for this scenic property in desirable Hartwood! Opportunities like this don’t come along often—schedule your showing today! Buyer to verify all information.

**Essential Information**

|           |             |
|-----------|-------------|
| MLS® #    | VAST2043652 |
| Price     | \$285,000   |
| Bathrooms | 0.00        |
| Acres     | 4.57        |
| Type      | Land        |
| Sub-Type  | Land        |
| Status    | Pending     |

**Community Information**

|             |                         |
|-------------|-------------------------|
| Address     | 133 Shackelford Well Rd |
| Subdivision | N/A                     |
| City        | Fredericksburg          |
| County      | STAFFORD-VA             |
| State       | VA                      |
| Zip Code    | 22406                   |

**Exterior**

|                 |                                                                       |
|-----------------|-----------------------------------------------------------------------|
| Lot Description | Additional Lot(s), Backs to Trees, Cleared, Partly Wooded, Rear Yard, |
|-----------------|-----------------------------------------------------------------------|

Road Frontage, Rural

Other Structures    Shed, Storage Barn/Shed, Poultry House, Shed Shop, Wood/Metal Shed, Loafing Shed

### School Information

District                STAFFORD COUNTY PUBLIC SCHOOLS  
Elementary            HARTWOOD  
Middle                 GAYLE  
High                    MOUNTAIN VIEW

### Additional Information

Date Listed            October 19th, 2025  
Days on Market       5  
Zoning                 A1

### Listing Details

Listing Office           Berkshire Hathaway HomeServices PenFed Realty



© 2025 BRIGHT, All Rights Reserved. Information deemed reliable but not guaranteed. The data relating to real estate for sale on this website appears in part through the BRIGHT Internet Data Exchange program, a voluntary cooperative exchange of property listing data between licensed real estate brokerage firms in which Northrop Realty participates, and is provided by BRIGHT through a licensing agreement. Real estate listings held by brokerage firms other than Northrop Realty are marked with the IDX logo and detailed information about each listing includes the name of the listing broker. The information provided by this website is for the personal, non-commercial use of consumers and may not be used for any purpose other than to identify prospective properties consumers may be interested in purchasing. Some properties which appear for sale on this website may no longer be available because they are under contract, have Closed or are no longer being offered for sale. Some real estate firms do not participate in IDX and their listings do not appear on this website. Some properties listed with participating firms do not appear on this website at the request of the seller.

Listing information last updated on November 2nd, 2025 at 3:45pm EST