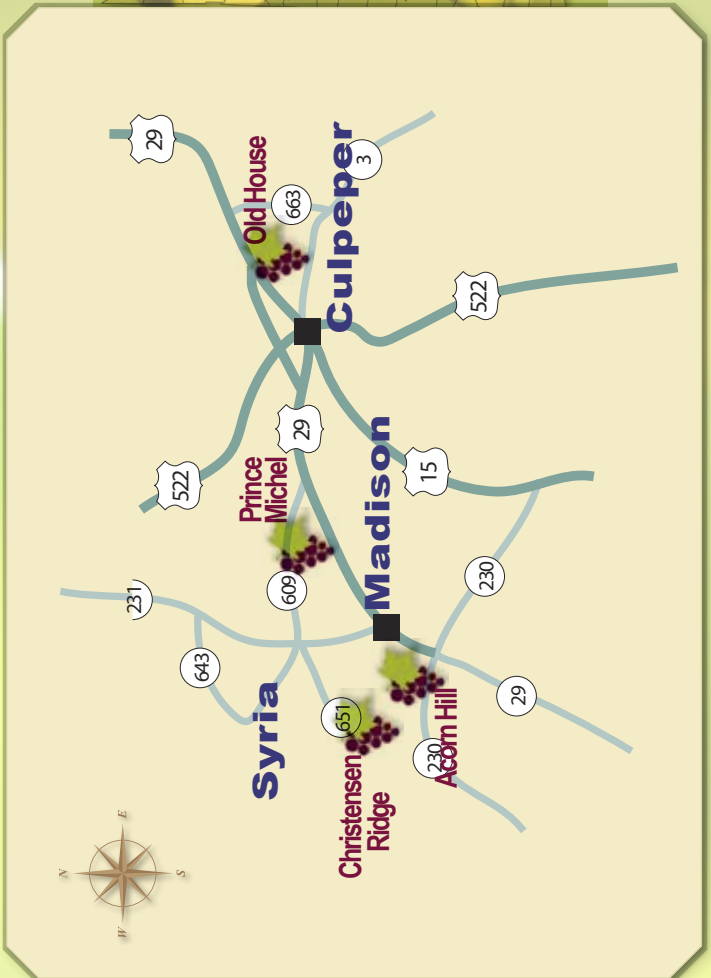
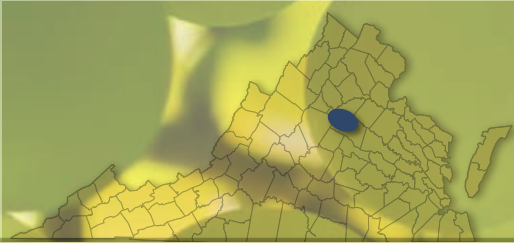


Vacinity of Culpeper Virginia

Culpeper and Along Route 29 toward Charlottesville





Opening Summer 2008, Acorn Hill Winery sits at the foothills of the majestic Blue Ridge Mountains in Madison County. Here, innovation starts in the vineyard carefully chosen varietals and close-spaced vines in well-drained soils are caressed by constant west/southwest breezes. It continues in the winery where traditional winemaking meets technology to produce exceptionally complex, flavorful wines, blending passion and a true appreciation for the best. Inaugural wines include Pinot Gris, Viognier, Chardonnay, Cabernet Franc, Merlot and "1867" a Bordeaux style blend.

Acorn Hill Winery is located 1.5 miles west off of Rte. 29, on Wolfstown Hood Road/Rte. 230.

6901 Wolfstown Road in Madison

540.948.9005

acornhillwinery.com



Christensen Ridge Vineyards has some of the most beautiful views Virginia has to offer of mountains, farmland, and a vineyard with some of the oldest vinifera vines in Virginia.

Located just north of Charlottesville in Madison, this 12 acre vineyard is divided between Chardonnay, Riesling, Cabernet Sauvignon, and future planning of Merlot. An elevation of 925 feet with daily winds makes this spot one of the top growing sights in Virginia.

Rt. 29 to Madison; take the Madison business exit to Rt. 231; turn sharply north and go 4 miles. Turn left on Rt. 651; go 2 miles.; turn right on Rt. 652; left on Rt. 698; and follow the grape signs.

HCR 02 - Box 459 in Madison

540-923-4800

christensenridge.com

Vacinity of Culpeper Virginia

Culpeper and Along Route 29 toward Charlottesville

OH OLD HOUSE VINEYARDS

Located near historic Culpeper, Old House Vineyards offers tastings of award-winning wines from a gorgeously renovated 1820s farm-house with spectacular views of the Blue Ridge. Varietals in the vineyard include: Vidal Blanc, Chardonnay, Merlot, Cabernet Franc, Chambourcin and Pino Grigio.

Take Rt. 29 south towards Culpeper. Turn left at Brandy Station. Take a left at stop sign (Brandy Rd). Go over railroad tracks and turn right on Mount Dumpling. Road veers to left to become Stevensburg Road (Rt. 663). Follow Stevensburg Road 3 miles.

18351 Corkys Lane in Culpeper
540-423-1032 | oldhousevineyards.com



Prince Michel Vineyard and Winery was founded 25 years ago, and is one of the largest, most widely distributed, and recognized wineries in the state and along the east coast. Located in the Monticello Appellation just north of Charlottesville on Route 29, Prince Michel specializes in Bordeaux-style blending. The Prince Michel portfolio includes Sparkling wine, Pinot Grigio, Chardonnay, Tre's Bien, Dry Rose, Merlot, Cabernet Franc, Cabernet Sauvignon, Symbius - a true Meritage (blend) of Bordeaux varietals and the Prince Michel dessert wine (American Port).

Located on Rt. 29 about 10 miles South of Culpeper.

154 Winery Lane in Leon
800-800-WINE | princemichel.com



www.seetheproperty.com/30275

**17 PLUS ACRES WITH
STOCKED LAKE!**



UNDER CONSTRUCTION! Westco Builders is proud to present this impressive Donald Gardner design on lot 37 in Cedarbrooke! Sought after community, just outside the town limits of Culpeper! Impressive views, covered porches, brick & beaded siding, metal roof, landscaping, additional storage room, high efficiency HVAC units, tankless hot water heaters, premium insulation package, copper water lines, CAT5 wire, 9'ceilings in basement, security system, wired for sound, glazed cabinets, stainless appliances, custom trim, gourmet kitchen, first floor master suite, walk-in showers, finished lower level with theater room, family room, game room and full bath, 4 bedrooms and 4.5 baths, 5,200 sq.ft. finished living area and so much more! **\$985,000**

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CROSSROADS

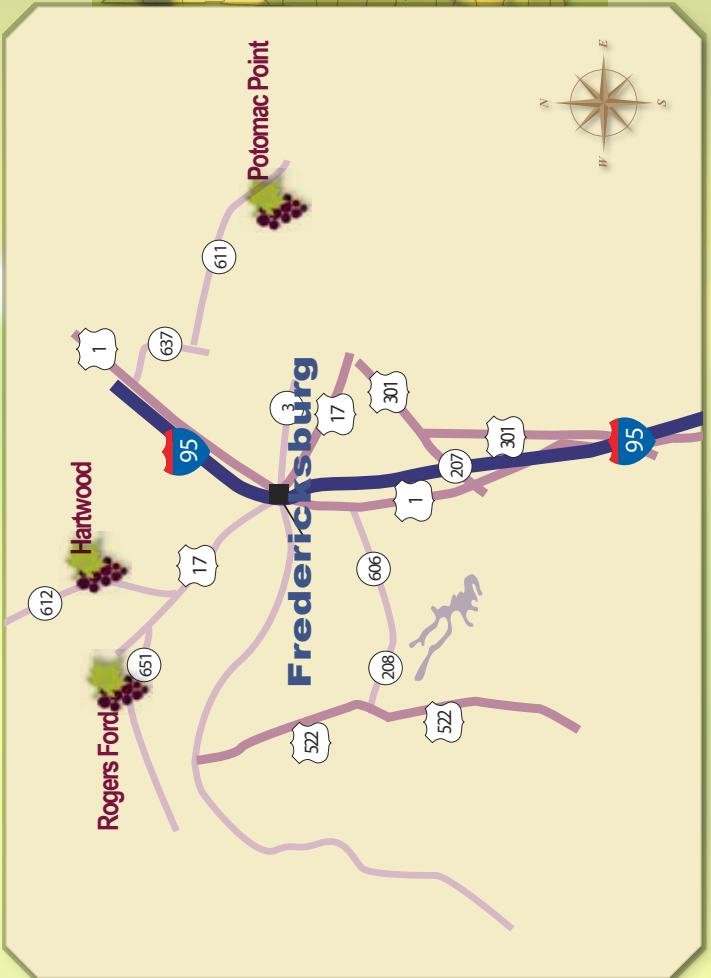
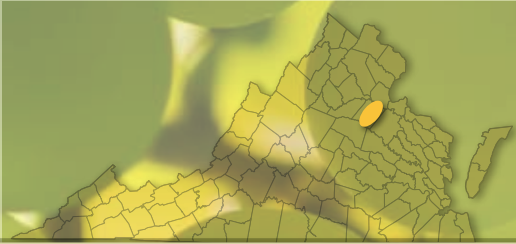
810 S. Main Street, Culpeper, Virginia 22701
Tel: (540) 825-1800 ext. 27 Cell: 540-229-4134
Fax: (540) 825-5905 Email: jgearing1@earthlink.net

JIM GEARING / REALTOR



Upper I-95 Virginia

South of National Capital near Fredericksburg/Stafford

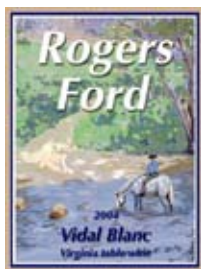




Located just off I-95 near Fredericksburg, Hartwood Winery is one of the closest wineries to the National Capital region. This boutique winery, opened in 1989, is one of the early pioneers of Virginia wine. Award-winning Hartwood wines include Cabernet Franc, Claret, Rappahannock Red, blended in the beaujolais style, Chardonnay, Viognier, Sauvignon Blanc, Vidal Blanc as well as some very distinctive white blends. Hartwood Winery also offers wine tasting courses for both the novice and connoisseur.

From I-95 at Route 17 go 6 miles north on Rt. 17. Turn right on Rt. 612. Proceed 2 miles to winery on left.

345 Hartwood Rd Fredericksburg
540-752-4893
hartwoodwinery.com



Rogers Ford Farm Winery is a small family owned vineyard and winery offering a spectrum of classic and innovative fine wines in a pastoral setting. Roger Ford Farm takes you back into the antebellum south on a 55-acre historic farm dating from 1825. Wine enthusiasts will discover new favorites in an intimate tasting room and Civil War buffs will appreciate the intriguing history behind Roger's Ford. Wines include Petit Verdot, Cabernet Franc, Cabernet Sauvignon, Rose' Seyval, Vidal Blanc and Chardonnay.

From I-95, take exit 133, then Rt. 17 north 12.5 mi. to Sumerduck Rd (Rt651). Turn left, continue west 3.7 mi. to Rogers Ford Rd. Turn left, continue 2 miles to winery on right.

14674 Rogers Ford Road
Sumerduck
540-439-3707
rogersfordwine.com

Upper I-95 Virginia

South of National Capital near Fredericksburg/Stafford



Potomac Point Winery is one of Virginia's new destinations. This grand Mediterranean-style estate, located in Stafford County, has debuted nine distinctive varietals: Abbinato - A

Chianti style Italian blend, Cabernet Franc, La Belle Vie, Norton, Richland Reserve - a blend of Bordeaux varietals, Rabelos Virginia Dessert Wine, Late Harvest Vidal Blanc, Richland Reserve Viognier, and Pocahontas Reserve Norton.

From I-95, take exit 148, proceed to ramp leading to Route 1-southbound; Travel approximately 1 mile to the Telegraph Rd. traffic signal and turn left. Travel less than 1/2 mile on Telegraph Rd. and turn left onto Widewater Rd.; Travel 2.8 miles and turn right onto Decatur Rd. (at Decatur's Crabs); Travel 1 mile to Winery on the left.

275 Decatur Road in Stafford

540-446-2266 | potomacpointwinery.com



Potomac Point Tasting Room

BARREL OAK WINERY

RELAX and DISCOVER our new destination winery on I-66, one hour west of downtown DC and a world away.

Enjoy great vintages and sweeping historic vistas. Explore the hand-built winery & underground cellars & catch the sunset from our huge inviting stone patio. Visit us at BarrelOak.com

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