

\$349,625 - 2609 Cougar Ln #lot 393, LOCUST GROVE

MLS® #VAOR2010638

\$349,625

3 Bedroom, 2.50 Bathroom, 1,600 sqft

Residential on 0.06 Acres

WILDERNESS SHORES, LOCUST GROVE,
VA

SPECIAL FALL SAVINGS***A lovely neighborhood of townhomes located in the Wilderness Shores community near the Rapidan River; and ideally located between Culpepper and Fredericksburg, VA -- close to shopping, recreation and commuter routes. Enjoy the community amenities with clubhouse, outdoor pool, playground, walking trails and biking trails. This home features a built-in 1-car garage. Included on the main level is a great room/dining area combo, powder room and kitchen with "Farmhouse Look" that includes upgrade cabinets, quartz countertops and pantry cabinet, plus ceramic backsplash. Main level includes luxury vinyl plank flooring. Upper level includes three bedrooms, two full baths and laundry with ceramic floors. The Primary bedroom has a full bath with upgrade cabinets & quartz countertop on the double vanity, and large walk-in closet. Our professional design team has chosen a Farmhouse-style LOOKS design package for your interior features for that completely coordinated style. SPECIAL PRICING AND SPECIAL SAVINGS ON CLOSING COSTS FOR QUALIFIED BUYERS -- TERMS APPLY.****Prices and terms subject to change. RENDERINGS/PHOTOS ARE REPRESENTATIVE ONLY AND MAY SHOW UPGRADES OR DESIGNER ENHANCEMENTS.

Built in 2025



Essential Information

MLS® #	VAOR2010638
Price	\$349,625
Bedrooms	3
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,600
Acres	0.06
Year Built	2025
Type	Residential
Sub-Type	End of Row/Townhouse
Style	Contemporary, Craftsman
Status	Active Under Contract

Community Information

Address	2609 Cougar Ln #lot 393
Subdivision	WILDERNESS SHORES
City	LOCUST GROVE
County	ORANGE-VA
State	VA
Zip Code	22508

Amenities

Amenities	Carpet, Pantry, Master Bath(s), Walk-in Closet(s), Upgraded Countertops
Utilities	Cable TV Available
Parking	Paved Driveway
# of Garages	1
Garages	Garage - Front Entry, Built In
Has Pool	Yes

Interior

Interior Features	Floor Plan-Open
Appliances	Dishwasher, Disposal, Built-In Microwave, Built-In Range, Energy Star Appliances, Exhaust Fan, Oven-Self Cleaning, Oven/Range-Electric, Refrigerator, Dryer, Stainless Steel Appliances, Washer, Dryer - Electric
Heating	90% Forced Air, Central, Forced Air, Programmable Thermostat, Heat Pump(s)

Cooling	Central A/C, Programmable Thermostat
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# of Stories	2
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Stories	2 Story
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Exterior

Exterior	Vinyl Siding
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Exterior Features	Sidewalks, Porch(es), Roof Deck
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Lot Description	Adjoins - Open Space
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Windows	Double Pane, Energy Efficient, ENERGY STAR Qualified, Low-E, Screens
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Roof	Asphalt
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Foundation	Slab
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School Information

District	ORANGE COUNTY PUBLIC SCHOOLS
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Elementary	LOCUST GROVE
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Middle	LOCUST GROVE
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High	ORANGE COUNTY
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Additional Information

Date Listed	August 28th, 2025
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Days on Market	23
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Zoning	TOWNHOMES
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Listing Details

Listing Office	Sylvia Scott Cowles
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Listing information last updated on October 26th, 2025 at 12:15pm EDT