

\$731,990 - 05 Broad Lake Dr, FREDERICKSBURG

MLS® #VAST2033376

\$731,990

5 Bedroom, 3.00 Bathroom, 3,596 sqft
Residential on 0.20 Acres

ROCKY RUN, FREDERICKSBURG, VA

NEW LOTS JUST RELEASED!!!! -
FABULOUS NEW FLOORPLAN -- SAMPLE
LISTING AT BASE PRICE -- The OOSTENDE
features an open floorplan with a large kitchen
and large walk-in pantry off the mud room, a
very large great room/dining room
combination, a separate home office, formal
dining room and HovHub flex space plus a
hobby/activity room perfect for hobbies ,
games or kid's playroom. Upper level features
Large Primary bedroom with huge walk-in
closet and well appointed full bath with seated
shower and double vanity; plus 3 additional
bedrooms, Loft with overlook to stairwell, and
upper level laundry. Choose the optional
finished lower level for even more space with
rec room and den/bedroom with full bath. OR,
add the optional covered porch for wonderful
outdoor living area. Make this home your own!
Rocky Run Village is a beautiful community of
new homes in Fredericksburg, Virginia offering
104 single family homes for sale within
Stafford County. Conveniently located off route
17, easy access to a wealth of shopping and
dining options. Enjoy being less than 5 miles
from I-95, major commute route, and 6 miles
from the VRE. Each home is offered in one of
our new interior design Looks: Loft,
Farmhouse, Classic or Elements for on-trend
style in your new home. Prices and terms
subject to change***location premiums may
apply. PHOTOS/RENDERINGS
REPRESENTATIVE ONLY - MAY SHOW
OPTIONS, UPGRADES OR DECORATOR



ENHANCEMENTS.

Built in 2024

Essential Information

MLS® #	VAST2033376
Price	\$731,990
Bedrooms	5
Bathrooms	3.00
Full Baths	3
Square Footage	3,596
Acres	0.20
Year Built	2024
Type	Residential
Sub-Type	Detached
Style	Craftsman
Status	Active

Community Information

Address	05 Broad Lake Dr
Subdivision	ROCKY RUN
City	FREDERICKSBURG
County	STAFFORD-VA
State	VA
Zip Code	22406

Amenities

Amenities	Bathroom - Walk-In Shower, Carpet, Entry Lvl BR, Formal/Separate Dining Room, Pantry, Walk-in Closet(s), Master Bath(s)
Utilities	Under Ground
Parking	Asphalt Driveway
# of Garages	2
Garages	Garage - Front Entry
Has Pool	Yes

Interior

Interior Features	Floor Plan-Open
Appliances	Built-In Microwave, Built-In Range, Dishwasher, Disposal, Energy Star Appliances, Exhaust Fan, Icemaker, Oven-Self Cleaning,

	Oven/Range-Electric, Refrigerator
Heating	90% Forced Air, Energy Star Heating System, Programmable Thermostat
Cooling	Central A/C, Fresh Air Recovery System, Programmable Thermostat
Has Basement	Yes
Basement	Poured Concrete, Space For Rooms, Sump Pump, Unfinished
# of Stories	3
Stories	3

Exterior

Exterior	Vinyl Siding
Windows	Double Pane, Energy Efficient, ENERGY STAR Qualified, Low-E, Screens
Roof	Architectural Shingle, Asphalt
Foundation	Concrete Perimeter

School Information

District	STAFFORD COUNTY PUBLIC SCHOOLS
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Additional Information

Date Listed	October 6th, 2024
Days on Market	384
Zoning	RESIDENTIAL

Listing Details

Listing Office	Sylvia Scott Cowles
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Listing information last updated on October 24th, 2025 at 11:45pm EDT