

RESIDENTIAL PROPERTY GUIDE

4120 Jefferson Ridge Drive
Modern townhome living
with Room to Enjoy



Meet the Listing Agent, *Justin Shelton*

Experienced representation plays an essential role in a successful real estate transaction.

For this property, Justin Shelton serves as the listing agent and is available to address questions, coordinate showings, and communicate offers with clarity and professionalism on behalf of the seller through Proximity Realty.

For questions or to schedule a showing, Contact Justin at (804) 392-1942 or justin@proximityrealty.com.



Proximity Realty, Brokered by eXp Realty
(866) 825-7169.
800 Corporate Dr, Suite 301,
Stafford, VA 22554



Get Pre-Approved for Financing

Before submitting an offer, buyers who plan to finance should obtain a mortgage pre-approval.

This confirms purchasing power, helps offers move smoothly, and signals readiness to the seller.

Connect with our preferred local lender, Jackson Brower, to get started with your pre-approval.



Jackson Brower

First Heritage Mortgage
NMLS #2350083
(571) 340-4544

Apply Online



THE
JACKSON BROWER TEAM
AT FIRST HERITAGE MORTGAGE



3 Bedroom



2.5 Bathroom



1,544 sqft

Scan for updated
listing price & status



4120 Jefferson Ridge Drive Midlothian, Va 23112

Some homes simply check the boxes. This one makes everyday life easier. This stylish townhome combines modern finishes, thoughtful spaces, and the low-maintenance lifestyle today's buyers are looking for. Luxury vinyl plank flooring flows throughout the first floor, creating an inviting space for quiet evenings or entertaining family and friends.

Everyday convenience is built in, from the attached garage to the first-floor powder room. Upstairs, all three bedrooms are tucked away for privacy, including a spacious primary suite with a walk-in closet and en-suite bath with double vanities. Out back, the fenced yard creates a comfortable retreat for pets, grilling, or morning coffee. Beyond the front door, enjoy a peaceful pond, neighborhood pavilions, and convenient access to shopping, dining, and major highways.





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A deeper look at the home

This guide was created to give interested buyers a deeper understanding of the home and the local amenities that support everyday life around it.

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Welcome to 4120 Jefferson Ridge Dr!

Buying a home marks the beginning of a new chapter. It's a place that takes shape over time—through care, use, and familiarity.

This Buyers Guide was created with a simple goal: to increase homeowner confidence. We believe confidence comes from clarity, and clarity comes from having the right information, organized and accessible, when it matters most.

From first consideration through homeownership, this guide is meant to provide continuity as questions arise, systems need attention, or when you face decisions about who to call for service.

It serves as a reference you can return to over time, helping reduce unknowns and support more informed decisions—both now and in the years ahead.

Our hope is that this guide helps you stay oriented, plan ahead, and feel supported as this home transitions from a place you're exploring to one you truly know.

Wishing you confidence as you begin this next chapter.



Justin Shelton
Realtor
Proximity Realty
(804) 392-1942





Open, Bright, *and* Made for Gathering

Designed for easy everyday living, the kitchen opens naturally to the dining area and backyard, creating a bright, connected space for cooking, gathering, and relaxing at home.

White cabinetry, stainless steel appliances, and a center island keep the space feeling clean and functional, while the open layout makes it easy to stay connected whether you're preparing dinner, hosting friends, or enjoying a quiet morning by the patio doors.





Connected Spaces for Everyday Living

The open main level creates an easy connection between dining, relaxing, and everyday living. Just beyond the kitchen, the dining area offers a natural place to gather for meals, while the adjoining living space feels comfortable for quiet evenings, movie nights, or hosting friends.

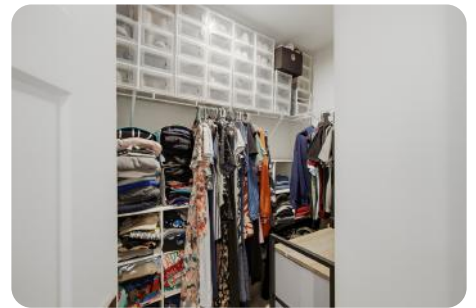
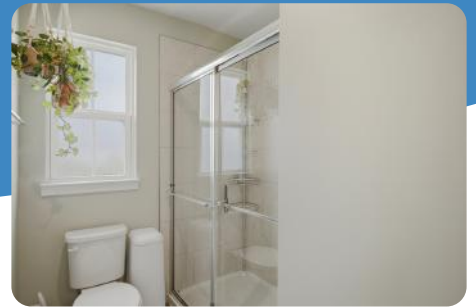
Neutral finishes, recessed lighting, and continuous flooring help the entire space feel bright, clean, and connected. With room to define each area while still keeping everything open, this main living space adapts easily to the rhythm of daily life.



Room to Rest Work, & Recharge

The top floor keeps all three bedrooms thoughtfully tucked away from the main living spaces, creating a quiet sense of privacy at the end of the day. The primary suite offers comfortable proportions, a walk-in closet, and an en-suite bath for an easy daily routine.

Two additional bedrooms add versatility for the way life changes over time; whether used for guests, a nursery, a home office, or a cozy secondary living space. Together, the upstairs layout feels practical, private, and easy to personalize.





Community Convenience *with* Privacy & Room to Enjoy



Back Patio
& Fenced Yard



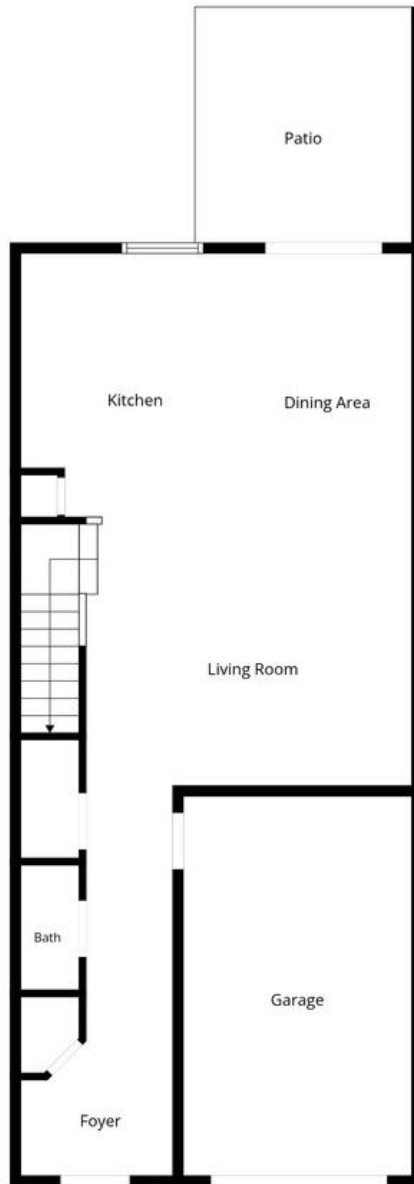
Garage
Bay Door



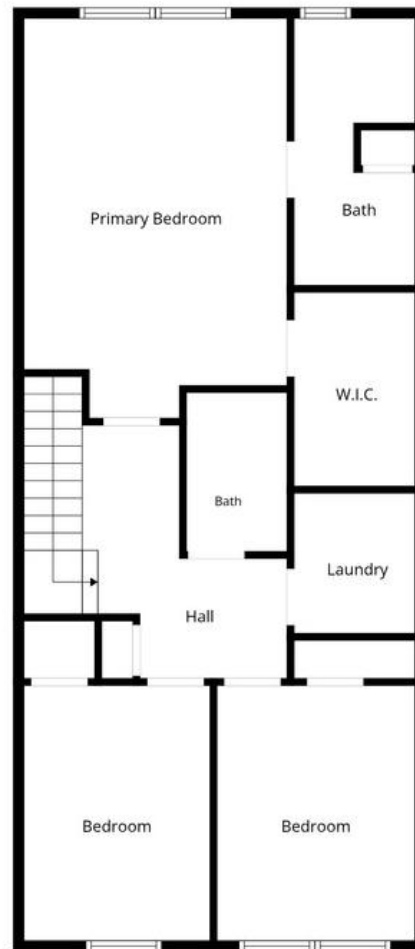
Space for
Extra Storage



Floorplans



1st Floor



2nd Floor

Floor Plans Are For Marketing Purposes Only. Measurements And Layout Are Deemed Reliable But Not Guaranteed. Buyer And Agent To Perform Due Diligence As Needed.



Back Lot





Home Facts

UTILITY PROVIDERS

Electricity

Dominion Energy
866-366-4357

Water & Sewer

Chesterfield County Public Utilities
(804) 748-1271

Natural Gas

Not applicable

Internet & Cable

Verizon Fios
(800) 836 4966

Trash & Recycling

Provided by HOA
on Mondays

HOMEOWNERS ASSOCIATION

HOA	Genito Square
Payments	\$185 / Month Includes trash & landscaping
Benefits	Common area, Pond, and Pavilions



Home Facts

SYSTEMS

HVAC

Heat Pump,
4 years old, last serviced 4/2026

Water Heater

Tank, Electric, 4 years old

Irrigation

Front and rear, serviced by
Montgomery (804) 303-2004

ROOF

Dimensional shingles,
4 years old



Upstairs laundry, close to bedrooms



At *Your* Service

As you navigate your next move, I'm here to guide you through the process with the same level of thought and detail you see reflected in this guide. When the time is right, reach out and we'll take the next step together.

Justin Shelton

REALTOR

Proximity Realty | Brokered by eXp

(804) 392-1942

justin@proximityrealty.com

About Justin Shelton

I am thrilled to be a part of the Proximity Realty Team, brokered by EXP. With my background managing Member Services at the Richmond Association of REALTORS, I've gained valuable insights into the real estate industry that will enhance my ability to assist clients in finding their dream homes and building wealth through real estate.

My mission is to empower others to achieve their dreams, whether that means finding the perfect home or building generational wealth through real estate investing. I believe that the right property can change lives, and I am dedicated to being a trusted partner in that journey.

Outside of work, I enjoy traveling the world with my wife and boys, serving in ministry, and indulging in the best food each city has to offer. Growth starts here!

Be Close to What Matters

Proximity Realty is your resource for buying and selling homes in Richmond Metro and the Surrounding Counties with real time updates of all properties for sale so you have direct access of everything you need to know including all current market statistics and listings.



6802 Paragon Pl Ste 410
Richmond, VA, 23230
(804) 464-8191
www.proximityrealty.com



Welcome to **Midlothian**

Midlothian blends suburban convenience with a strong sense of local character, offering an easygoing lifestyle just outside Richmond. Known for its growing neighborhoods, everyday conveniences, and access to outdoor recreation, it's a community that feels both connected and comfortable.

From nearby shopping and dining to parks, reservoirs, and commuter routes, Midlothian gives residents room to enjoy daily life while staying close to the greater Richmond region.

Aerial photo by Kando Photo LLC



Area Details

ASSIGNED PUBLIC SCHOOLS

Providence Elementary School

11001 W Providence Rd,
Richmond, VA
providencees.oneccps.org/

Bailey Bridge Middle School

12501 Bailey Bridge Rd,
Midlothian, VA
baileybridgemo.oneccps.org

Clover Hill High School

13301 Kelly Green Ln,
Midlothian, VA
cloverhillhs.oneccps.org/



For School Ratings & Reviews
visit greatschools.org

NEARBY PRIVATE SCHOOLS

Collegiate School, JK - 12th

103 N Mooreland Rd,
Richmond, VA 23229
collegiate-va.org

The Steward School, JK - 12th

11600 Gayton Rd,
Richmond, VA 23238
stewardschool.org

Millwood School, JK - 12th

15100 Millwood School Ln,
Midlothian, VA 23112
millwoodschool.org



COMMUTE TIMES

Nearest Interstate

I-95, Approximately 20 minutes

Richmond International Airport

Approximately 29 minutes

Downtown Richmond

Approximately 23 minutes

Westchester Commons

Approximately 15 minutes

GETTING AROUND

Route 288 access makes daily travel feel simple, with easy connections to Hull Street Road, Powhite Parkway, I-95, and the greater Richmond region. Shopping, dining, errands, and commuter routes are all within comfortable reach.

Everyday Essentials

GROCERY & PHARMACY

Food Lion

11130 Hull Street Rd, Midlothian, VA

Fresh Market ✓

4600 Commonwealth Centre Pkwy,
Midlothian, VA 23112

Aldi

12431 Hull St, Midlothian, VA

PERSONAL CARE

Planet Fitness ✓

11001 Hull Street Rd, Midlothian, VA

Gold's Gym ✓

13606 Hull St, Midlothian, VA

Tresses Salon

2901 Fox Chase Ln, Midlothian, VA

CHILD CARE

LeafSpring School ✓

7421 Boulder Springs Dr,
North Chesterfield, VA

Primrose Daycare ✓

4750 Brad McNeer Pkwy, Midlothian, VA

SHOPPING

Commonwealth Center

4600 Commonwealth Centre Pkwy,
Midlothian, VA

Walmart Supercenter

12200 Chattanooga Plz, Midlothian, VA

AUTO CARE

Lyman Auto ✓

3900 Bellson Park Dr, Midlothian, VA

Moyers Automotive Services

10901 Paulbrook Dr, Midlothian, VA

GO Car Wash

11100 Hull Street Rd, Midlothian, VA

PET CARE

Brandermill Animal Hospital

12501 Hull Street Rd, Midlothian, VA

Holiday Barn Pet Resorts ✓

614 Johnston Willis Dr, Richmond, VA

Pet Paradise Boarding ✓

1214 Koger Center Blvd, North Chesterfield, VA

Health Care

HOSPITALS

Bon Secours St. Francis

13710 St Francis Blvd, Midlothian, VA

Johnston-Willis Hospital

1401 Johnston Willis Dr, Richmond, VA

VA Hospital

1201 Broad Rock Blvd, Richmond, VA

PRIMARY CARE

Dr. Herb King

3000 Watercove Rd, Midlothian, VA

Magnolia Grove

13911 St Francis Blvd, Midlothian, VA

Partner MD Midlothian

Millworks, Building 5, 13901 Coalfield Commons Pl #201, Midlothian, VA

VISION & HEARING

Visionary Optometry, Lauren Smith OD

5919 Harbour Park Dr, Midlothian, VA

Swift Creek Eye Center

13841 Hull Street Rd, Midlothian, VA

Richmond Hearing Doctors

13924 Coalfield Commons Pl Ste 200 Floor 2, Midlothian, VA

URGENT CARE

Patient First

11020 Hull St, Midlothian, VA

Bon Secours Urgent Care

14163 Midlothian Turnpike, Midlothian, VA

PEDIATRIC CARE

Chesterfield Pediatrics

5955 Harbour Park Dr, Midlothian, VA

Complete Care for Kids

13204 Hull Street Rd, Midlothian, VA

Arlene Harrington, MD

5955 Harbour Park Dr, Midlothian, VA

DENTAL

Best Smiles South Richmond

9945 Hull Street Rd, Richmond, VA

Woodlake Dental Center

6508 Woodlake Village Cir, Midlothian, VA

Magnolia Family Dental

5161 Craig Rath Blvd, Midlothian, VA

Government Services

Chesterfield County

Courthouse

9500 Courthouse Road
Chesterfield, VA 23832

Administration

9901 Lori Road
Chesterfield, VA 23832

Department of Motor Vehicles

610 Johnston Willis Drive
North Chesterfield, VA 23236

Sheriff's Office and Animal Control Unit

9500 Courthouse Road
Chesterfield, VA 23832

For Sherriff's Office: (804) 748-1261
For Animal Services: (804) 748-1683

Waste & Recycling

Northern Area Convenience Center

3200 Warbro Road
Midlothian, VA 23112

Southern Area Convenience Center

6700 Landfill Drive
Chester, VA 23831

Hours

Open 7 Days: 7am - 6pm



Explore the Chesterfield County public website to learn more about the county, local events, and things to do around the area.



www.chesterfield.gov

Parks & Recreation

Midlothian Mines Park

 13301 N Woolridge Rd, Midlothian, VA

- Paved Paths & Trails
- Historic Mining Ruins
- Loch Lothian Lake
- Picnic Areas
- Fishing
- 450-Seat Amphitheater



Rockwood Park

 3401 Courthouse Rd, North Chesterfield, VA

- 7 Baseball Fields
- Tennis & Pickleball Courts
- Basketball Courts
- Archery Range
- Dog Park
- Playground
- Dedicated Walking & Biking Paths
- 5.5-mile Trail System



Robius Landing

 3800 James River Road, Midlothian, VA

- Direct Access to James River
- Kayak / Canoe Launch
- 3.4 Miles of Trails
- Playgrounds
- Picnic Shelters
- Sand Volleyball Court

Pocahantas State Park

 13301 N Woolridge Rd, Midlothian, VA

- Lodging and Camping
- 90+ Miles of Trails
- Facilities for Private Events
- 3 Lakes for Fishing
- Picnic Shelters
- Swimming Pools
- Boat Rentals
- 2000-seat Amphitheater



Dining, Coffee, & More

RESTAURANTS

Texas Roadhouse

13401 Hull Street Rd, Midlothian, VA

El Guapo

11106 Hull Street Rd, Midlothian, VA

Triniroti Virginia

10811 Hull St, Midlothian, VA

The Boathouse at Sunday Park

4602 Millridge Pkwy, Midlothian, VA

CAVA

13421 Hull St, Midlothian, VA

Steak & Sabor

13979 Raised Antler Cir, Midlothian, VA

BREWERIES & WINERIES

Hidden Wit Brewing Company

21110 Hull Street Rd, Moseley, VA

Local Pizza & Brewery

6921 Commons Plaza, Chesterfield, VA

Providence Farms Cidery

1315 S Providence Rd, Richmond, VA

Waters Edge Winery

Charter Park Dr, Midlothian, VA

COFFEE SHOPS

7 Brew Coffee

10200 Hull St, Midlothian, VA

Dunkin'

3601 Price Club Blvd, Midlothian, VA

Mugshot Coffee & Cafe

3505 Courthouse Rd, Richmond, VA

FARMS & MARKETS

Chesterfield County Farmers Market

6701 Mimms Loop, Chesterfield, VA

Bon Air Farmers Market

2040 McRae Rd, Bon Air, VA

Swift Creek Berry Farm

17210 Genito Rd, Moseley, VA 23120

The Farm at Stone Hill

5418 Newbys Bridge Rd, Chesterfield, VA



Local Events & News

Experience Chesterfield

For county events, festivals, attractions, food, craft beer, and seasonal happenings throughout the Chesterfield area.

 experiencechesterfield.com

Venture Richmond

For downtown festivals, concerts, cultural events, free activities, and ways to explore Richmond's city center.

 venturerichmond.com

Richmond Family Magazine

For family-friendly events, activities, camps, classes, and local resources for kids, parents, and caregivers.

 richmondfamilymagazine.com

The Richmond Experience

For curated local guides, weekend plans, new openings, giveaways, and insider recommendations around Richmond.

 therichmondexperience.com

LOCAL MEDIA



Richmond BizSense is Richmond's premier source of business news and information. As the business journal for Richmond, we publish four to six original news stories each weekday and provide regular roundups of local foreclosures, business licenses, building permits, legal disputes and more.

Visit richmondbizsense.com



The Richmonder is a news outlet whose mission is to elevate the community conversation through independent reporting that avoids cynicism, reflects the fullness of our city and is free to all.

Visit richmonder.org

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