

**109.79 acres of agricultural and timber land in Gates  
County NC!  
Off Black Mingle Rd  
Gates, NC 27937**

**\$559,900**  
**109.790± Acres**  
**Gates County**



**109.79 acres of agricultural and timber land in Gates County NC!  
Gates, NC / Gates County**

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**SUMMARY**

**Address**

Off Black Mingle Rd

**City, State Zip**

Gates, NC 27937

**County**

Gates County

**Type**

Farms, Hunting Land, Recreational Land, Undeveloped Land, Timberland, Horse Property

**Latitude / Longitude**

36.4805 / -76.68415

**Acreage**

109.790

**Price**

\$559,900

**Property Website**

<https://www.mossoakproperties.com/property/109-79-acres-of-agricultural-and-timber-land-in-gates-county-nc-gates-north-carolina/102092/>



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### **PROPERTY DESCRIPTION**

**A well-balanced tract of productive farmland and mature timberland, offering a unique opportunity for income generation, natural beauty, and lasting investment value.**

Versatile Farm & Investment Tract with Expansion Potential

This exceptional property offers a rare combination of productive farmland, recreational appeal, and long-term investment opportunity. With a strong history of agricultural use, the land is well-suited for continued farming, and the option to lease farming rights provides a clear path to immediate income generation.

Beyond its income-producing capability, the property presents a blank canvas for your vision-whether you're considering a private homesite, country retreat, or equestrian estate. The open landscape and natural setting create an ideal environment for those seeking space, privacy, and flexibility.

The surrounding area is rich in wildlife, including deer, turkey, and bear, making this property especially appealing for outdoor enthusiasts and those who appreciate a true rural lifestyle.

Strategically located with convenient access to Virginia and within reach of the Outer Banks of North Carolina, this property offers the perfect balance of seclusion and accessibility-allowing you to enjoy peaceful country living without sacrificing proximity to key destinations.

For buyers seeking additional acreage, this parcel adjoins an additional 112-acre tract that is also available, creating a unique opportunity to expand your footprint and control a larger, contiguous holding.

Whether you're looking to invest, farm, or create your own private escape, this property offers flexibility, income potential, and room to grow.

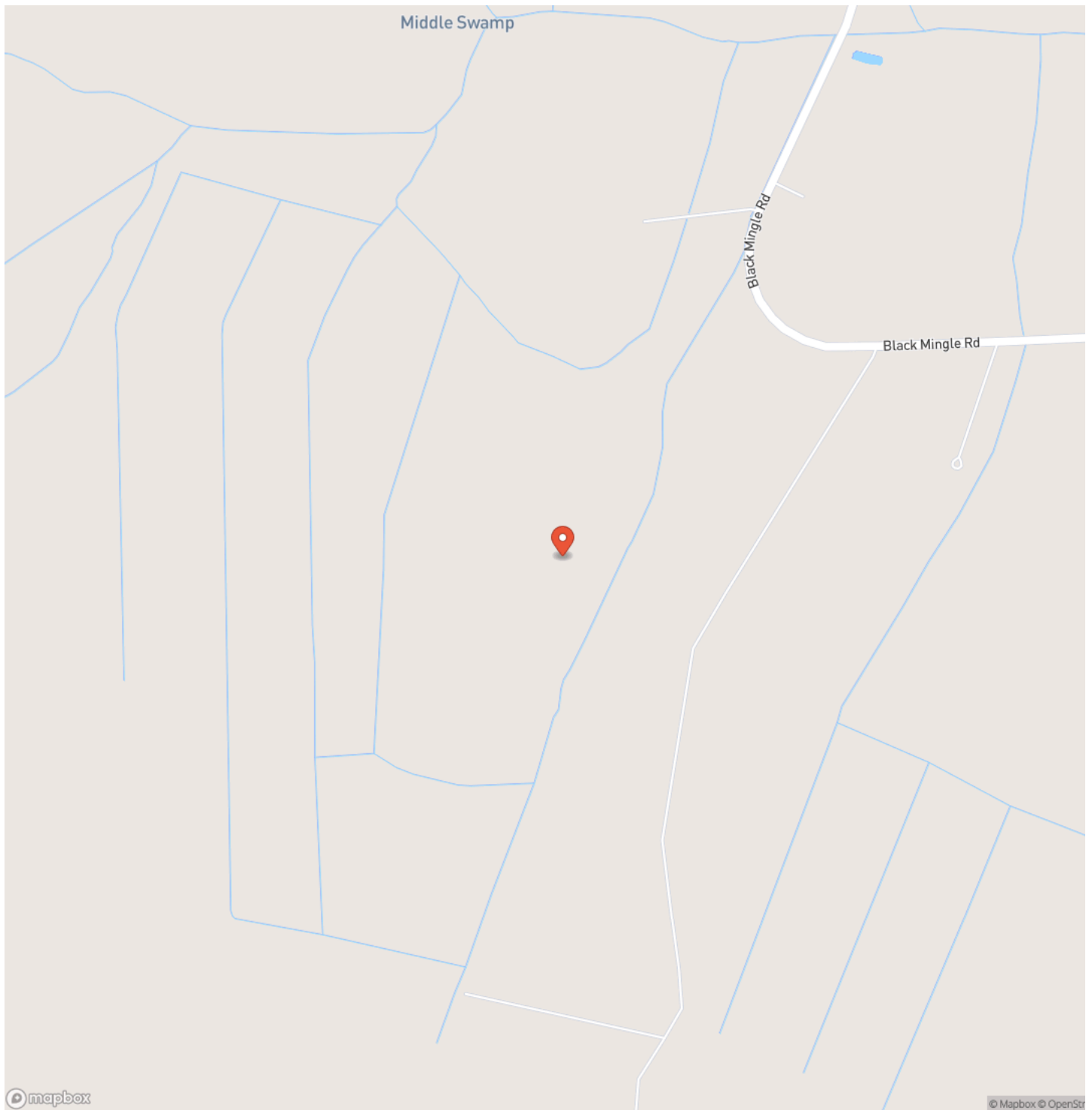
For more information on this and other land for sale in Gates County, contact John Perez at [252-325-4766](tel:252-325-4766) or by email at [jperez@mossyoakproperties.com](mailto:jperez@mossyoakproperties.com), or visit [landandfarmsrealty.com](http://landandfarmsrealty.com).



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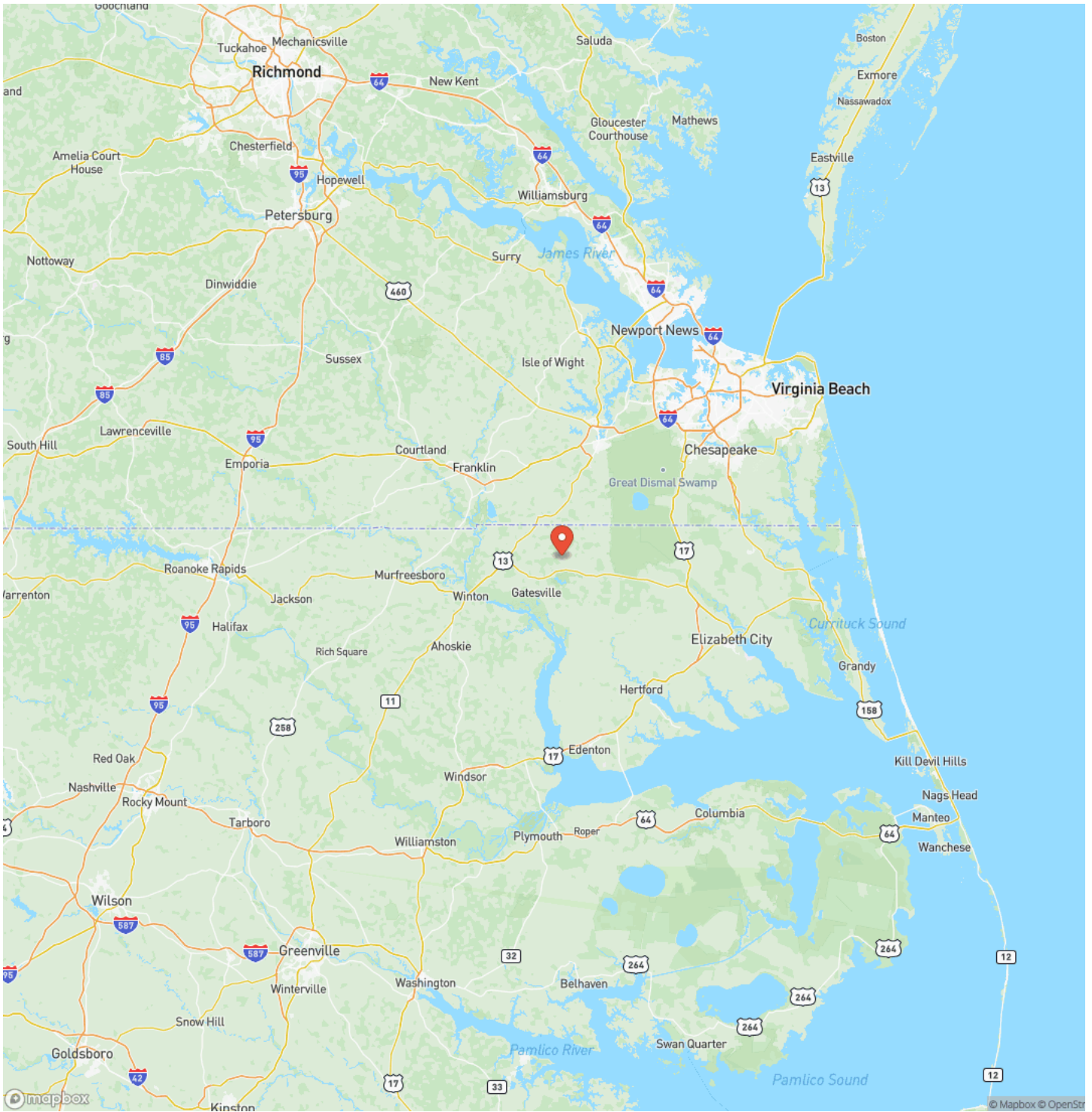


## Locator Map



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## Locator Map



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## Satellite Map







## **DISCLAIMERS**

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Maps are provided for illustration purposes only, the accuracy is not warranted. Parcels on interactive maps are not adjusted to match aerial backgrounds. This information is for reference purposes only and is not a legal document. Data maps contain errors. The seller and seller's agent are making known to all potential buyers that there may be variations between the location of the existing fence lines and the legal description of the deeded property. Seller and seller's agent make no warranties with regard to the location of the fence lines in relationship to the deeded property lines, nor does the Seller make any warranties or representations with regard to the specific acreage contained within the fenced property lines. Seller is selling the property in an "as is" condition, which includes the location of the fences as they exist. Boundaries shown on the accompanying maps are approximate, based on county parcel data. The maps are not to scale. The accuracy of the maps is not guaranteed. Prospective buyers are encouraged to verify fence lines, deeded property lines and acreages using a licensed surveyor at their own expense.

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**Mossy Oak Properties Land and Farms Realty**  
101 Budleigh Street, Suite F  
Manteo, NC 27954  
(844) 480-5263  
[www.landandfarmsrealty.com](http://www.landandfarmsrealty.com)

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