95.85± Acres of Farm, Timber & Former Nursery Land with 3-Phase Power For Sale in Duplin County, NC!
1974 GARNER CHAPEL RD
Mount Olive, NC 28365

$799,900
97.2± Acres
Duplin County







MORE INFO ONLINE:

https://www.mossyoakproperties.com/

SUMMARY

Address
1974 GARNER CHAPEL RD

City, State Zip
Mount Olive, NC 28365

County
Duplin County

Type
Farms, Hunting Land, Recreational Land, Undeveloped Land, Timberland, Lot

Latitude / Longitude
35.133454 / -77.891635

Acreage
97.2

Price
$799,900

Property Website
www.mossyoakproperties.com







PROPERTY DESCRIPTION

95.8 acres of agricultural farmland and tree nursery. From merchantible bushes and trees to row crop farming this property has it all to include multiple points of access stretching over 800ft of road frontage.

Located on Garner Chapel Rd just 16 minutes from Mount Olive, this 95.85 acre property combines irrigated farmland, a regrowing timber stand, and a former tree nursery with hundreds of established trees and shrubs still in the ground. With 3-phase power already installed, multiple wells, and paved road frontage on Garner Chapel Rd, this one is worth a closer look.

This property was a working tree nursery for years and has been sitting dormant for over a decade. A lot of the stock is still in the ground, including hundreds of camellia varieties, Japanese plum yews, river birches, magnolias, red cedars, and much more. A buyer could bring it back as an income-producing nursery selling trees and shrubs, or harvest stems off the existing bushes to sell. What's left of the old operation is minimal: the frames of a few old greenhouses and several buildings that are in disrepair.

About 28 acres are open, irrigated farmland that was in watermelons this past season. The soils are a big part of the value here. The tract is mostly Norfolk, which is classified as prime farmland, and Autryville, and both are well-drained soils that grow good crops.

The timber was harvested in 2017, and the stand is regrowing very well. There's wildlife sign all throughout the property, along with a small food plot tucked in the woods on the western side of the farmland, so it offers good hunting along with the farm and nursery ground.

A big value add is the 3-phase power that's already been installed on the property, which is hard to find on rural land and opens up a lot of options for irrigation, a nursery, or other agricultural uses. There are multiple wells on the property, with locations to be confirmed by the buyer. The property has approximately 600ft ft of frontage on Garner Chapel Rd (SR-1501, paved and state-maintained) and multiple points of access, subject to verification. It's all in flood zone X, and Duplin County has no county zoning here.

The property is 9 minutes from Calypso, 16 minutes from Mount Olive, 37 minutes from Goldsboro, and about an hour and a half from both Raleigh and Wilmington. Whether you want to restart the nursery, farm it, hunt it, or hold it as an investment, this one has a lot of options.

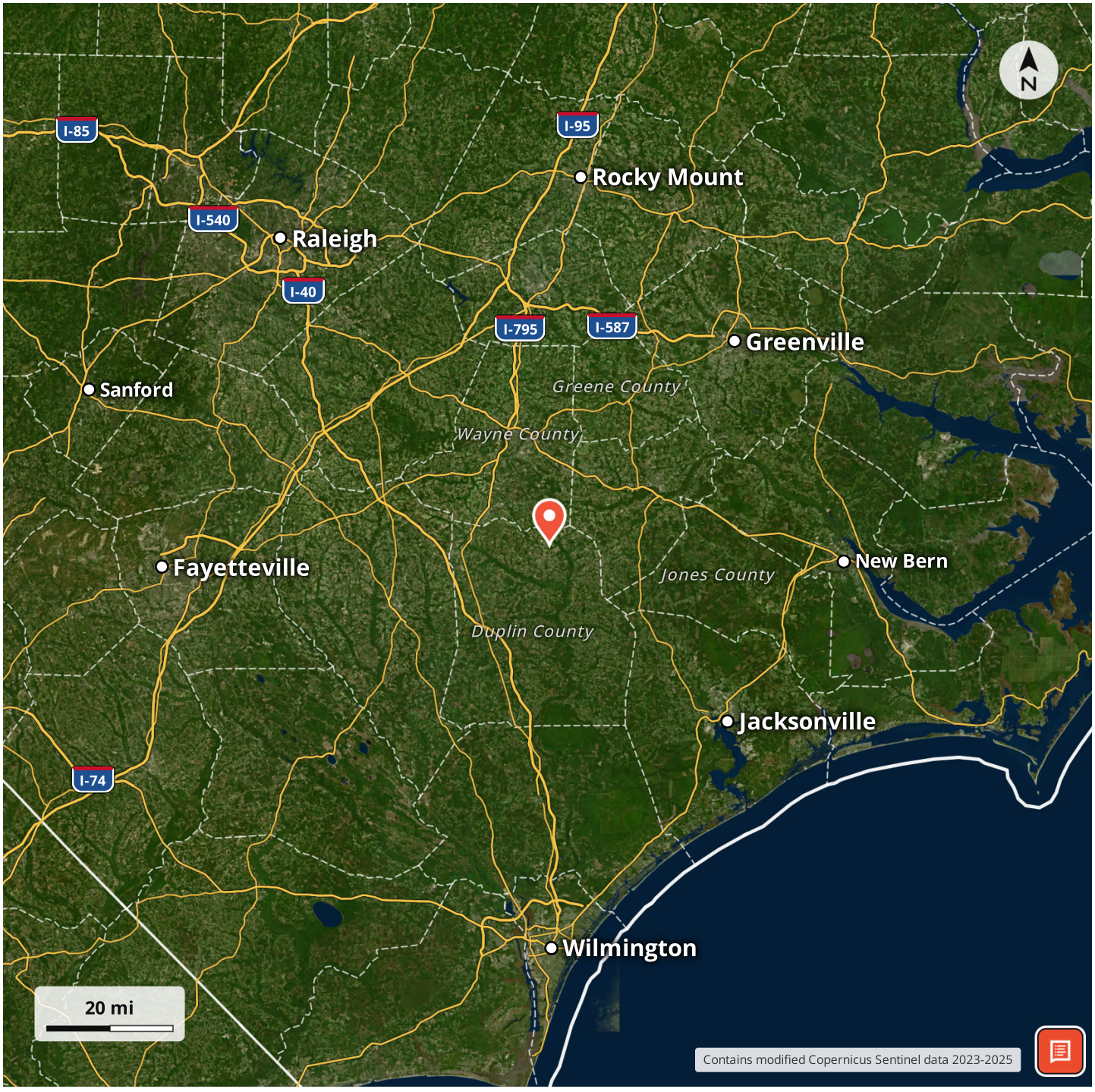
For more information on this and other land for sale in Duplin County, contact Chase Furlough at 252-505-6893 or by email at cfurlough@mossyoakproperties.com, or visit www.landandfarmsrealty.com.



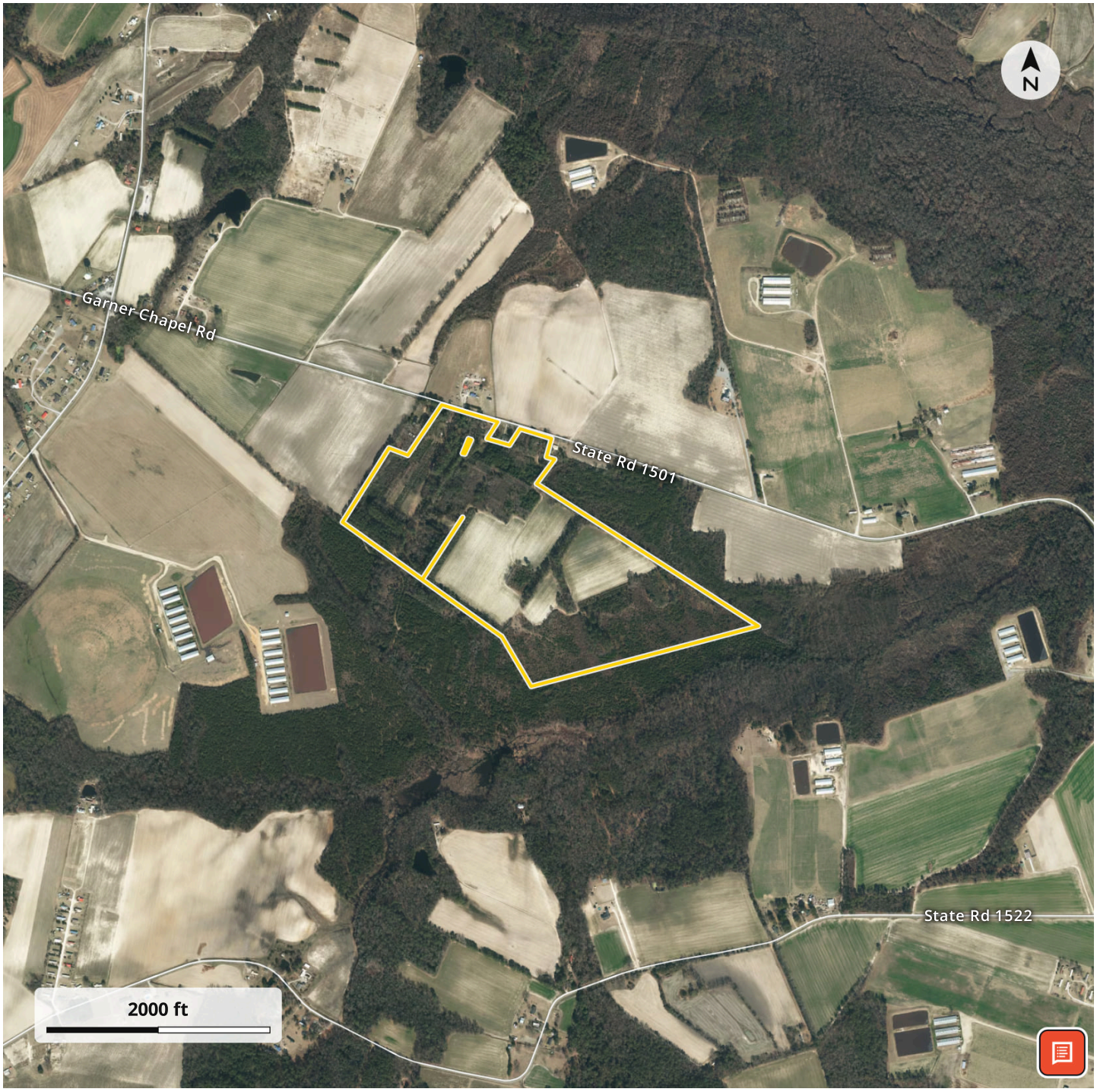




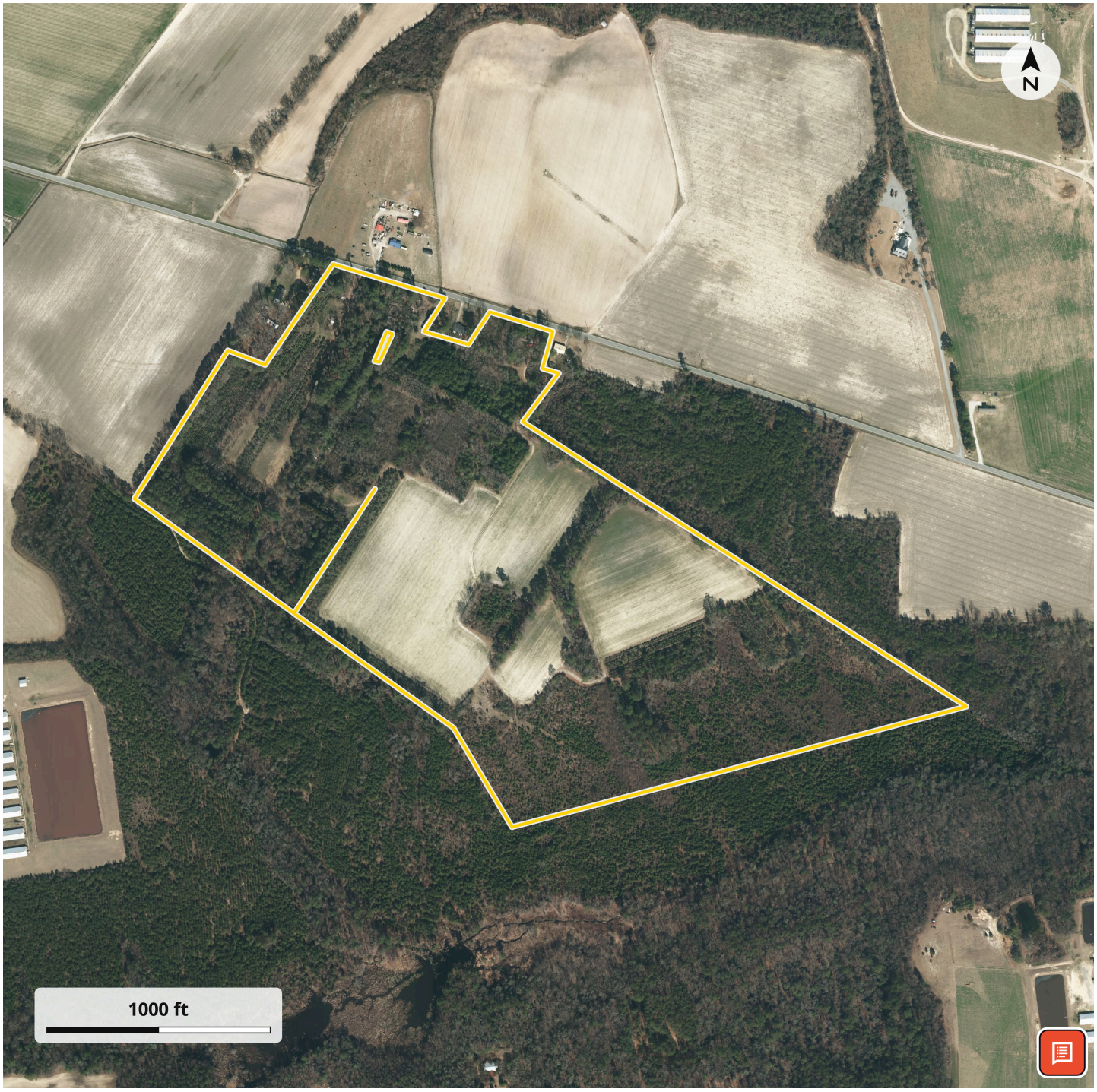

Regional Map



Locator Map



Aerial Map



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