

Kemper Hollow Farm
0 Kemper Hollow Road
Gallipolis, OH 45631

\$499,000
92± Acres
Gallia County



Kemper Hollow Farm
Gallipolis, OH / Gallia County

SUMMARY

Address

0 Kemper Hollow Road

City, State Zip

Gallipolis, OH 45631

County

Gallia County

Type

Hunting Land, Recreational Land, Undeveloped Land, Timberland

Latitude / Longitude

38.89245 / -82.22298

Acreage

92

Price

\$499,000

Property Website

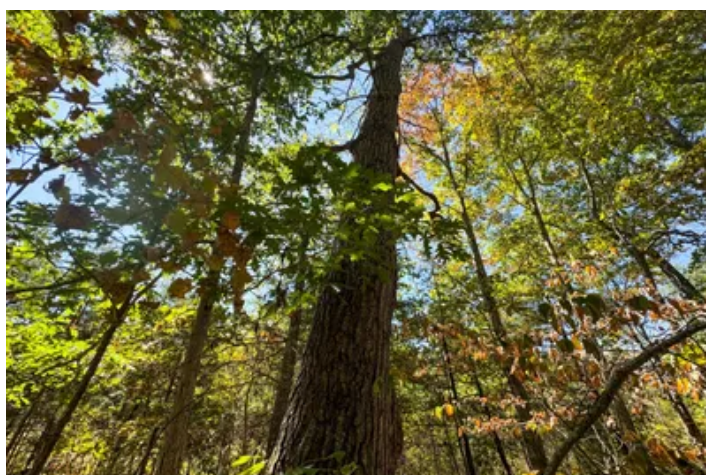
<https://arrowheadlandcompany.com/property/kemper-hollow-farm-gallia-ohio/90226/>



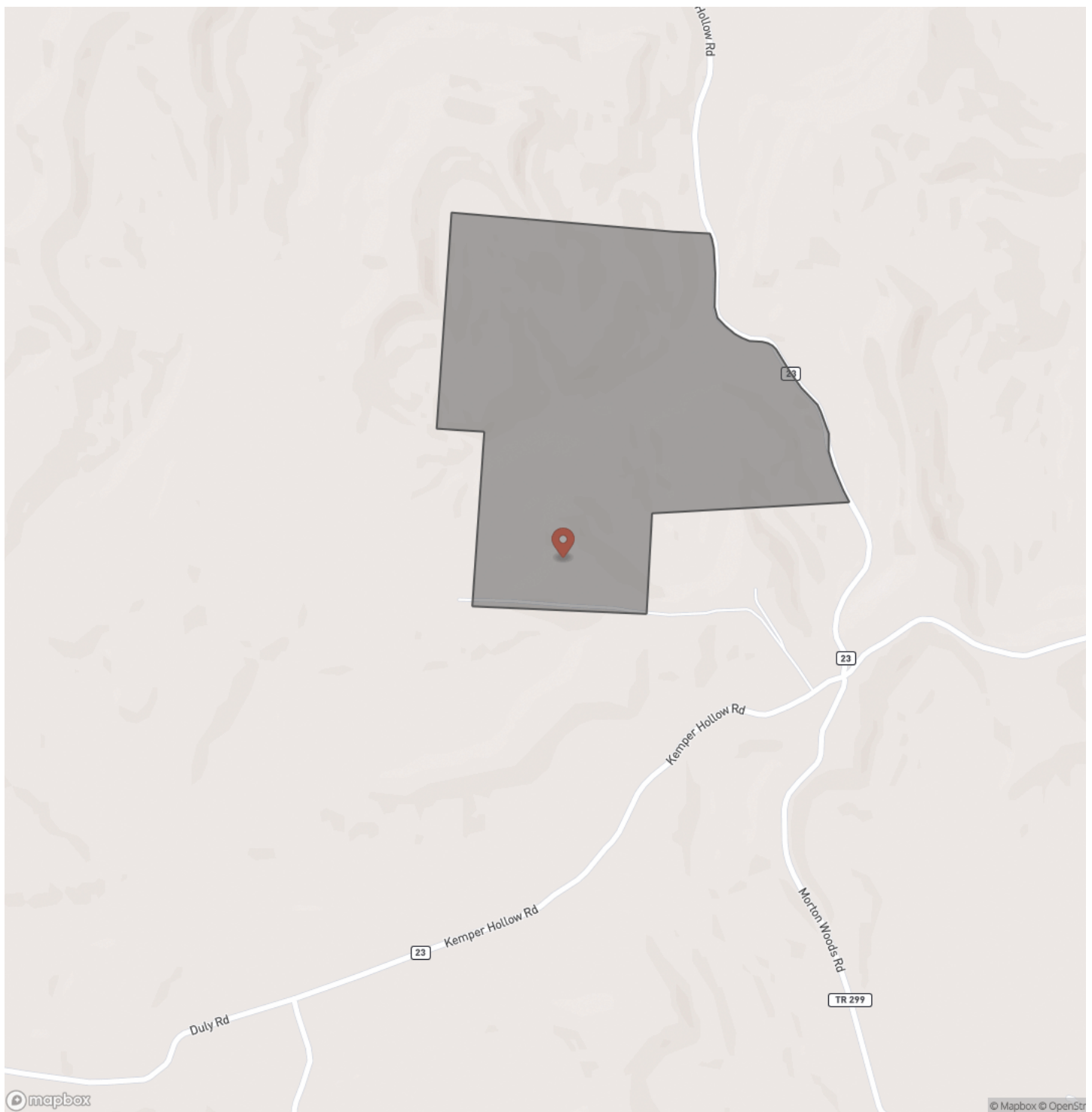
PROPERTY DESCRIPTION

Introducing Kemper Hollow Farm, a +/- 92 acre gem that sits just minutes from State Route 35 in Gallia County, Ohio! This farm presents you with both a convenient build site and a premier recreational retreat! With approximately +/- 2,000 feet of frontage along Kemper Hollow Road, this tract offers excellent access from both the east and the south; along with plenty of off-road parking also—an important feature when it comes to hunting strategy. The land is loaded with outstanding topography, featuring drainages, creek bottoms, and a major east-to-west drainage that serves as a hub of deer activity. This natural corridor has the potential to hold water and moisture throughout most of the year, creating an ideal sanctuary for big, mature whitetails. Multiple secondary drainages tie into this system, providing diverse travel routes for deer depending on weather and wind conditions. Signs of heavy deer presence are everywhere, with rubs and scrapes scattered across the property. A prime bench top with mature timber surrounded by thick cover enhances both hunting opportunities and natural beauty. The layout, habitat diversity, and ease of access make this property a true whitetail hunter's dream, while also offering a peaceful setting for a future home in the country. Whether you're looking for a place to build, hunt, or simply enjoy the outdoors, this Gallia County property delivers on every level. There is electric at the road on the south end. The property is less than +/- 15 minutes to Gallipolis and Bidwell and about an hour to Huntington, WV, and Chillicothe, OH. There is a build lot of +/- 15 acres being offered also, so this could affect total acreage if sold before the +/- 92 acres. All showings are by appointment only. If you have any questions or are interested in a private showing, please contact Brian Whitt at [\(937\) 545-7764](tel:(937)545-7764) or Josh Grant at [\(330\) 341-0997](tel:(330)341-0997).

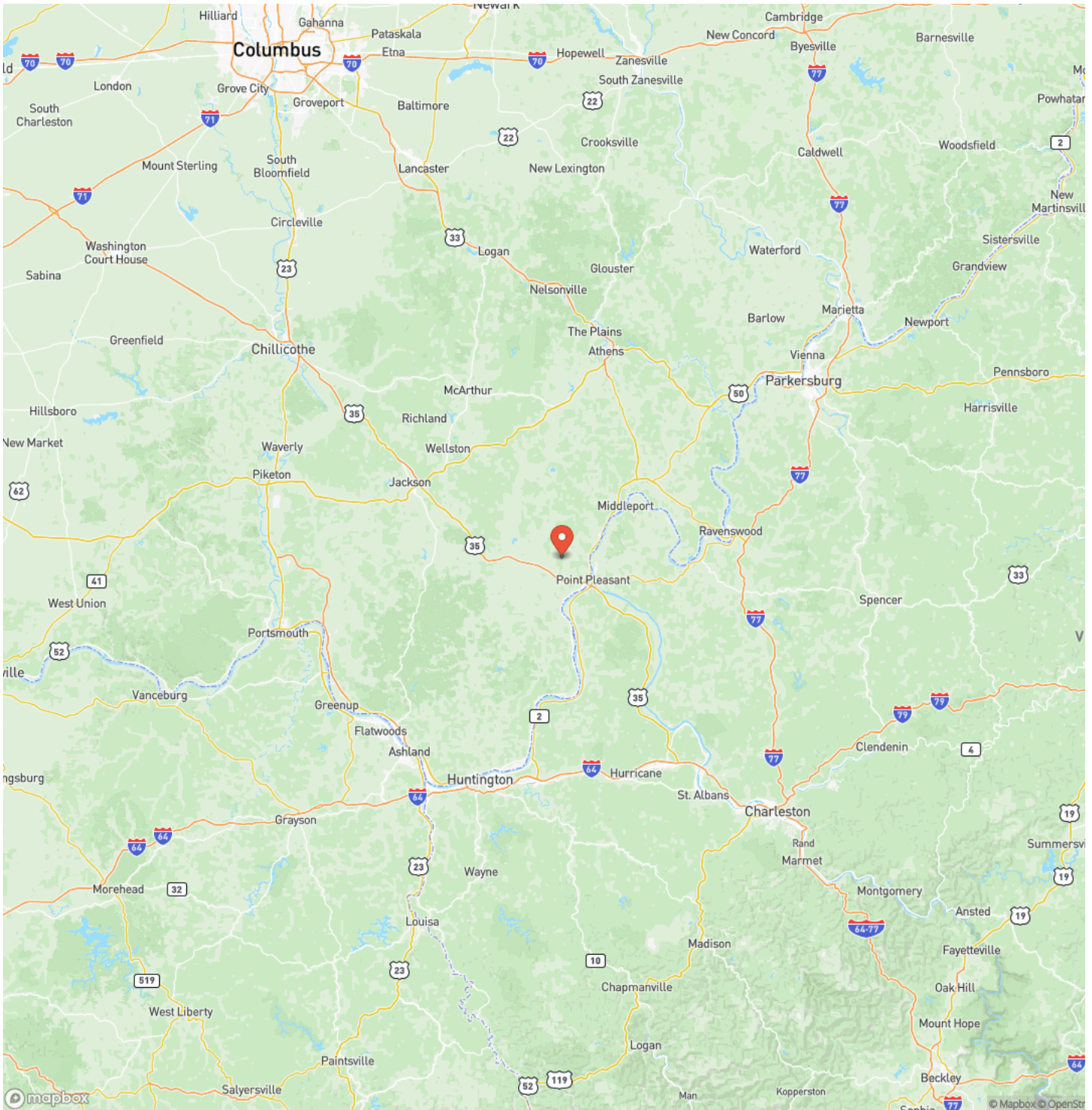
Disclaimer: The boundary lines shown are approximate and are provided for general reference only. Arrowhead Land Company makes no representations or warranties, express or implied, as to the accuracy, completeness, or reliability of those property lines. Buyers are advised to obtain an independent survey to verify exact property boundaries.



Locator Map



Locator Map



Satellite Map



LISTING REPRESENTATIVE

For more information contact:



Representative

Brian Whitt

Mobile

(423) 494-7793

Email

brian.whitt@arrowheadlandcompany.com

Address

City / State / Zip

NOTES

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www.arrowheadlandcompany.com

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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