

**Pine Ridge Farm With Cabin**  
17418 Tr 118  
Kimbolton, OH 43749

**\$345,000**  
42± Acres  
Coshocton County



**Pine Ridge Farm With Cabin**  
**Kimbolton, OH / Coshocton County**

---

**SUMMARY**

**Address**

17418 Tr 118

**City, State Zip**

Kimbolton, OH 43749

**County**

Coshocton County

**Type**

Undeveloped Land, Hunting Land, Recreational Land

**Latitude / Longitude**

40.201359 / -81.697288

**Acreage**

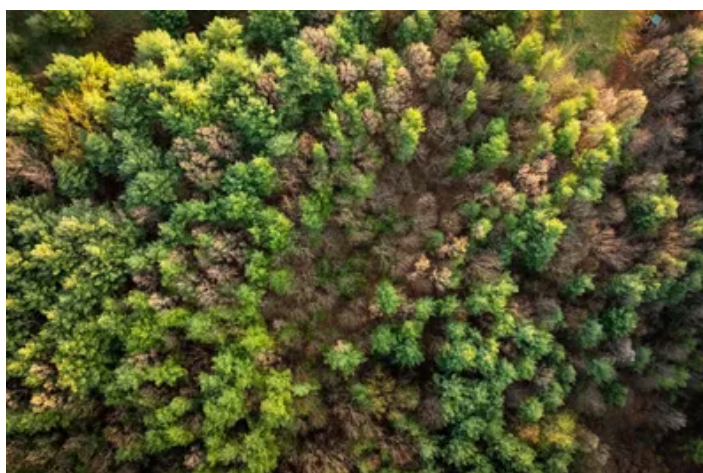
42

**Price**

\$345,000

**Property Website**

<https://arrowheadlandcompany.com/property/pine-ridge-farm-with-cabin-coshocton-ohio/79668/>



**Pine Ridge Farm With Cabin**  
**Kimbolton, OH / Coshocton County**

---

**PROPERTY DESCRIPTION**

PRICE REDUCED!! If you are looking for a unique and extremely versatile hunting property in one of Ohio's best whitetail counties, then you've found it! Welcome to Pine Ridge Farm, consisting of 42 +/- acres recently designed by Whitetail Habitat. This well thought out design includes a trail system throughout, large food plot, fruit trees, 2 tower blinds, multiple stand locations and a management plan that is mapped out and ready for you to hunt. This property is so diverse that it also offers up amazing turkey hunting opportunities and a small game potential that is so rare to find in this part of Ohio. Complete with a 10'x12' +/- one room cabin with deck which is finished inside and wired for electric/lights and ready for utility hookup if you were to run the electric to the cabin. There is not electricity on site. This property is the ideal combination of family recreation and a hunter's dream all in one. Located just off of state route 93, only 15 +/- minutes to Interstate 77 and within 30 +/- minutes to Cambridge, OH where you can find just about everything you will need. This opportunity is a rare one and ready for you! Boundary lines in photos are approximate. All showings are by appointment only. If you would like more information or would like to schedule a private viewing please contact Tom Petry at [\(740\) 877-6326](tel:7408776326).

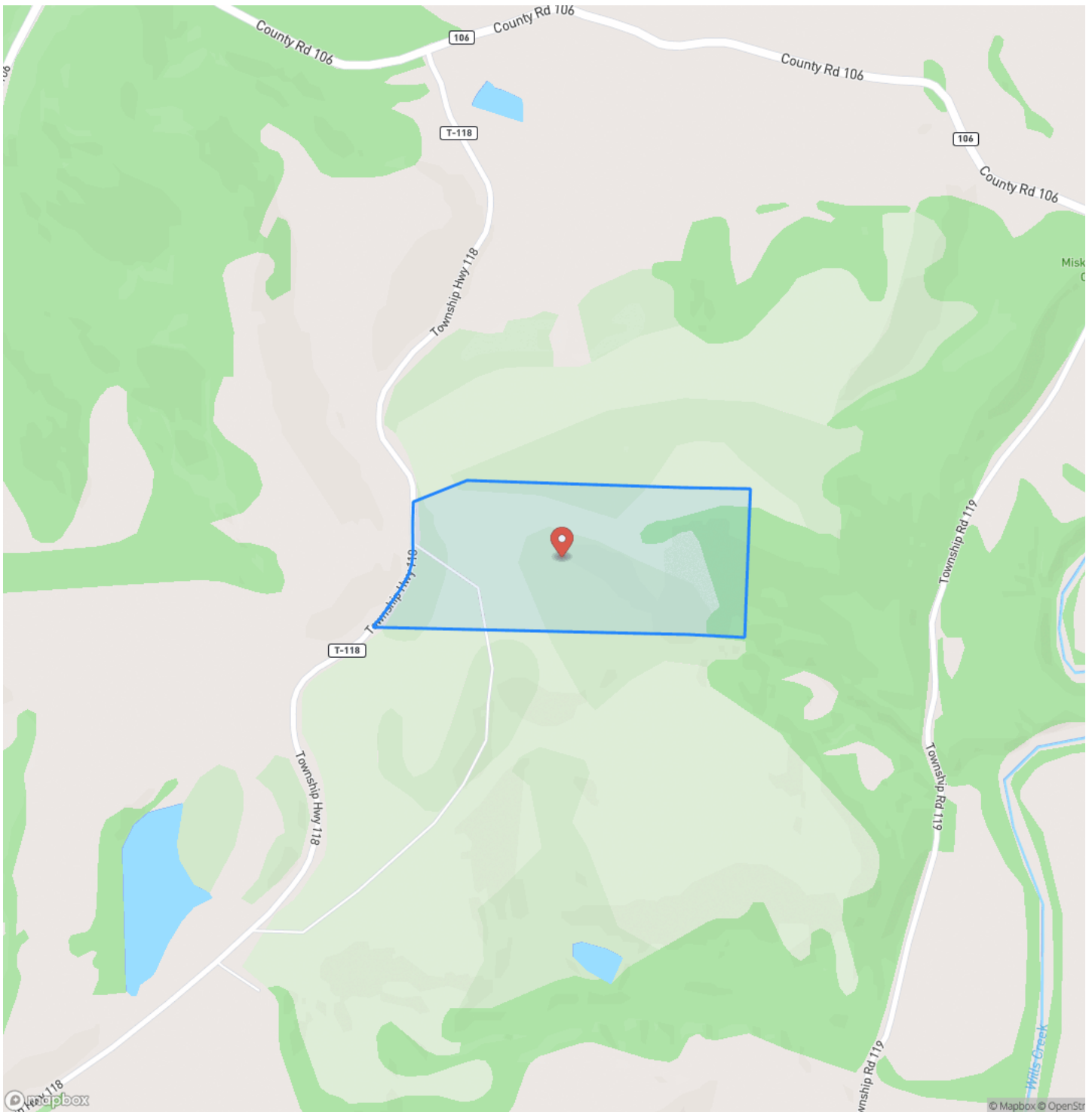
Disclaimer: The boundary lines shown are approximate and are provided for general reference only. Arrowhead Land Company makes no representations or warranties, express or implied, as to the accuracy, completeness, or reliability of those property lines. Buyers are advised to obtain an independent survey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

**Pine Ridge Farm With Cabin**  
**Kimbolton, OH / Coshocton County**

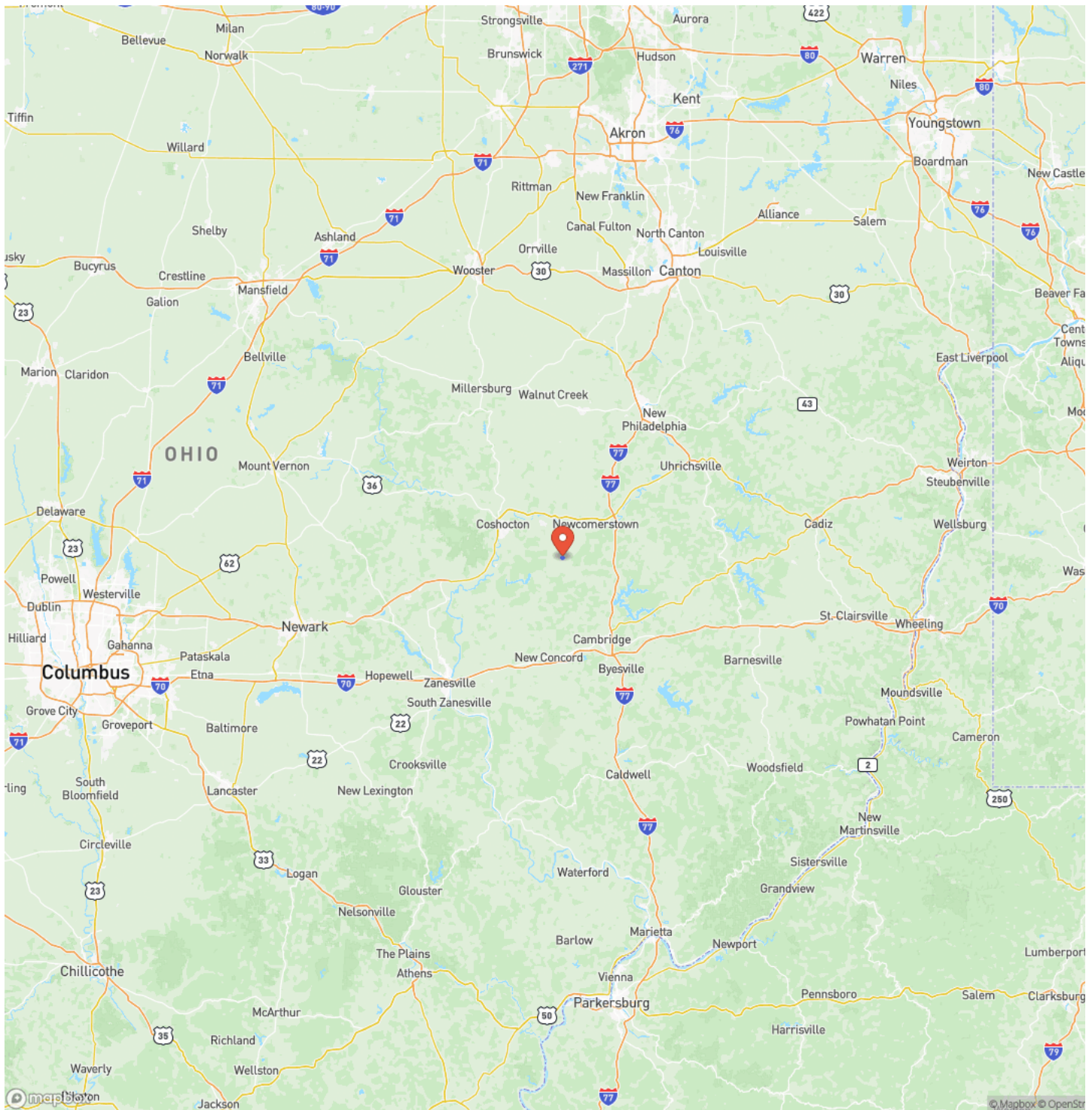
---



## Locator Map



## Locator Map



## Satellite Map



## Pine Ridge Farm With Cabin

### Kimbolton, OH / Coshocton County

## LISTING REPRESENTATIVE

**For more information contact:**



### Representative

Tom Petry

## Mobile

(740) 877-6326

## Email

tom.petry@arrowheadlandcompany.com

**Address**

City / State / Zip

## NOTES

This image shows a blank sheet of white paper with horizontal ruling lines. The lines are evenly spaced and extend across the width of the page. There are no margins, text, or other markings on the paper.

[illegible]

**[www.arrowheadlandcompany.com](http://www.arrowheadlandcompany.com)**

## **DISCLAIMERS**

Information in this brochure is provided solely for information purposes and does not constitute an offer to sell or advertise real estate outside the states in which broker or agent licensed. The information presented has been obtained from sources deemed to be reliable, but is not guaranteed or warranted by the agent, broker, or the sellers of these properties. This offering is subject to errors, omissions, prior sale, price change, correction or withdrawal from the market without notice. All references to age, square footage, income, expenses, acreage, carrying capacity, and land classification, etc. are approximate. Prospective buyers are chargeable with and expected to conduct their own independent investigation of the information and the property and to rely only on those results. Sellers reserve the right to accept or reject any and all offers without liability to any buyer or cooperating broker.

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.

---

**Arrowhead Land Company**  
205 E Dewey Ave  
Sapulpa, OK 74066  
(833) 873-2452  
[www.arrowheadlandcompany.com](http://www.arrowheadlandcompany.com)

---

