

East River Farm
6855 N River Rd
Zanesville, OH 43701

\$550,000
55± Acres
Muskingum County



East River Farm
Zanesville, OH / Muskingum County

SUMMARY

Address

6855 N River Rd null

City, State Zip

Zanesville, OH 43701

County

Muskingum County

Type

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

Latitude / Longitude

40.0478 / -81.9651

Acreage

55

Price

\$550,000

Property Website

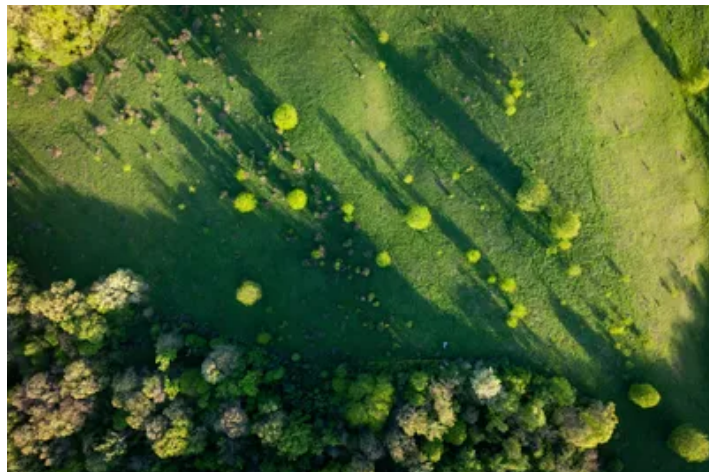
<https://arrowheadlandcompany.com/property/east-river-farm/muskingum/ohio/104702/>



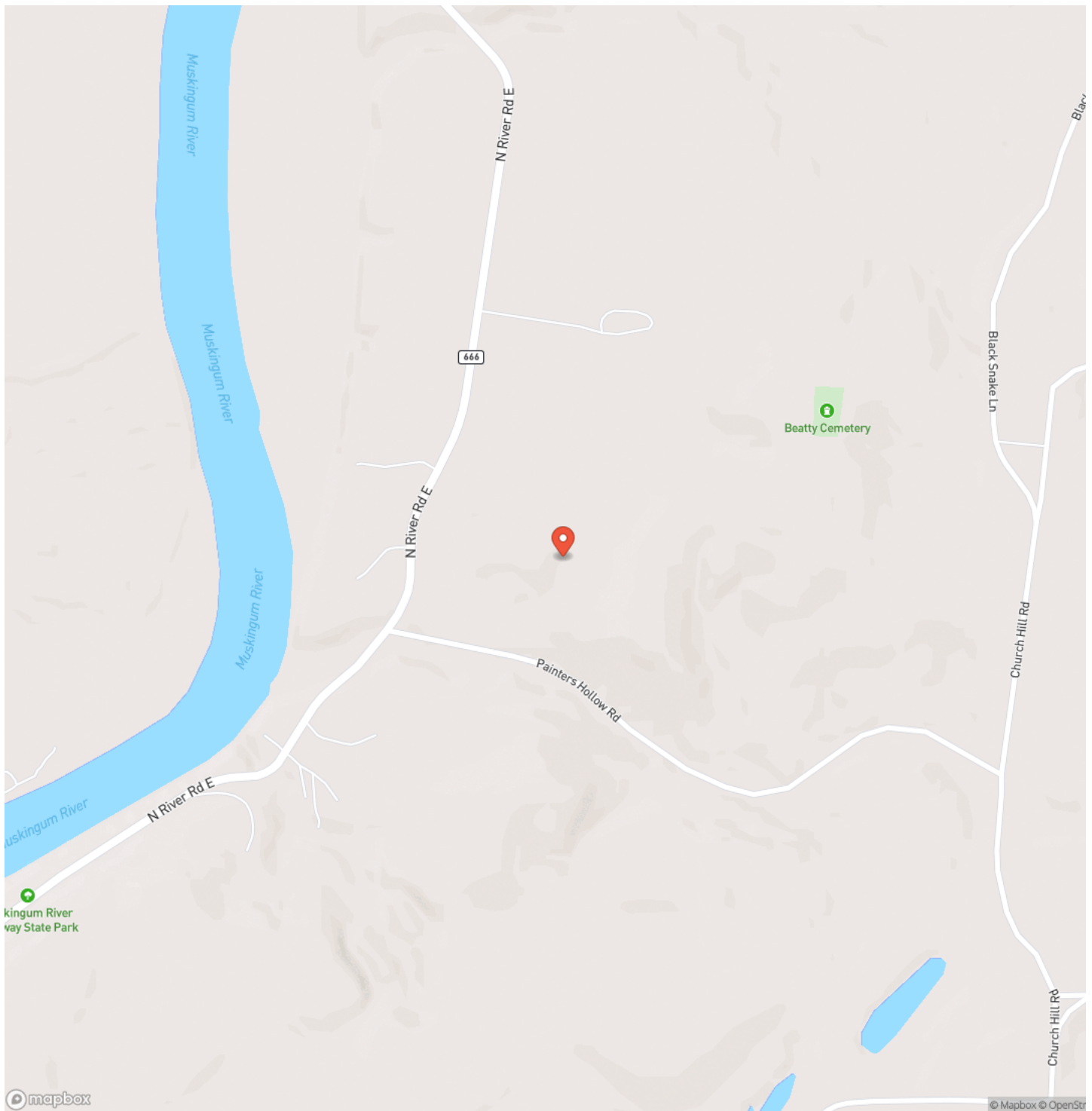
PROPERTY DESCRIPTION

Welcome to the East River Farm, 55+/- acres of prime rural real estate in highly desirable Muskingum County, Ohio! This beautiful property offers a perfect blend of rolling pasture and 20+/- acres of mature woods, making it ideal for a hobby farm, recreational/hunting use, or your dream home build site. The drive along the Muskingum River is beautiful, and the scenic setting of the property is even better. Providing lots of options with 1,300 +/- feet of road frontage on a well-traveled, maintained road and the benefits of it being a corner lot with an additional 1,000 +/- feet of frontage on a small gravel road. It puts this property in a very desirable location just minutes from downtown Zanesville and Interstate 70, giving you both convenience and privacy. Whether you're looking for productive ground, excellent hunting (property borders public land), or a peaceful country setting to build, this property checks all the boxes! 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:(740)877-6326) . 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.

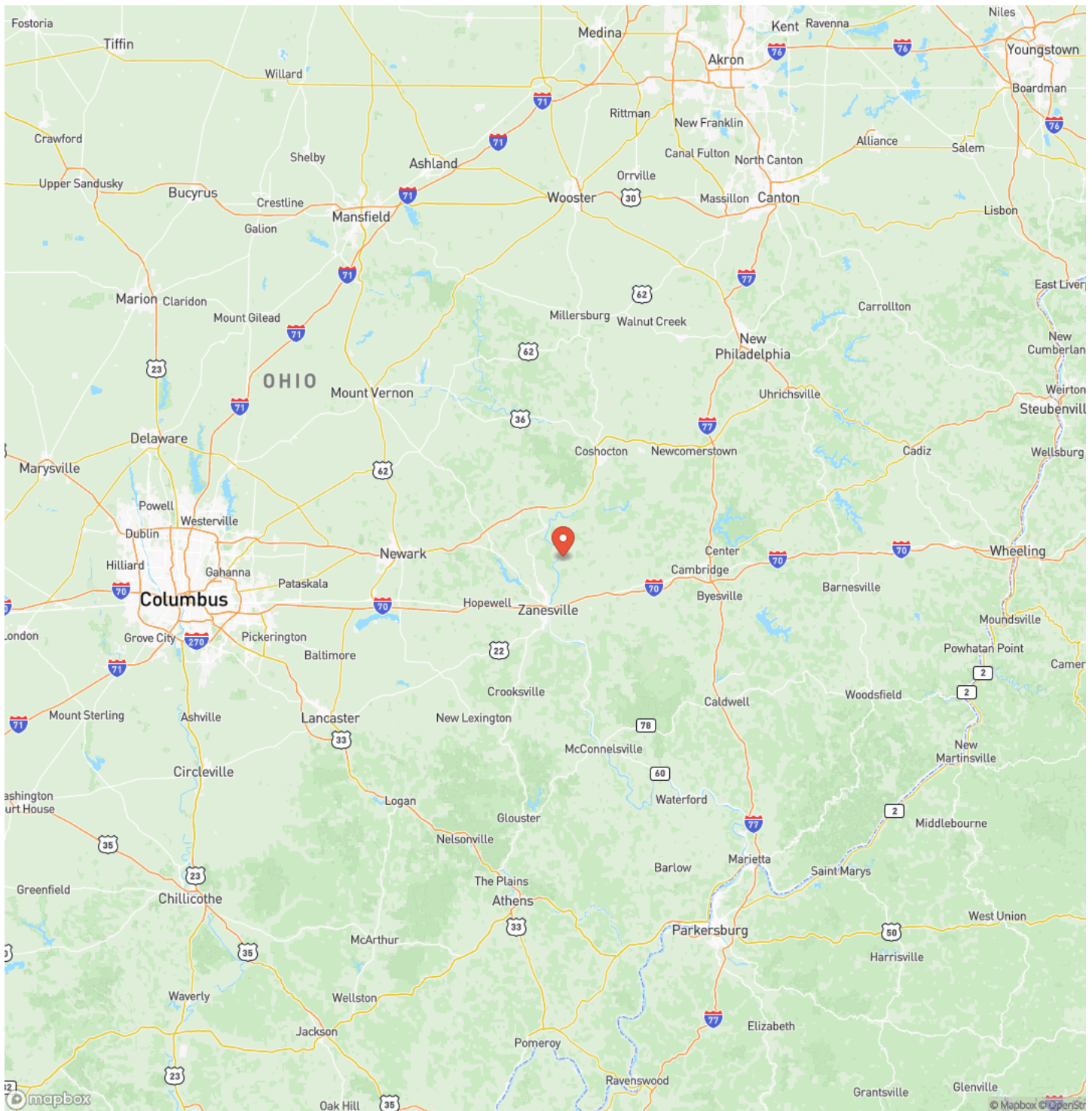
East River Farm
Zanesville, OH / Muskingum County



Locator Map



Locator Map



Satellite Map



LISTING REPRESENTATIVE

For more information contact:



Representative

Tom Petry

Mobile

(740) 877-6326

Email

tom.petry@arrowheadlandcompany.com

Address

City / State / Zip

Zanesville, OH 43701

NOTES

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



<https://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.

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