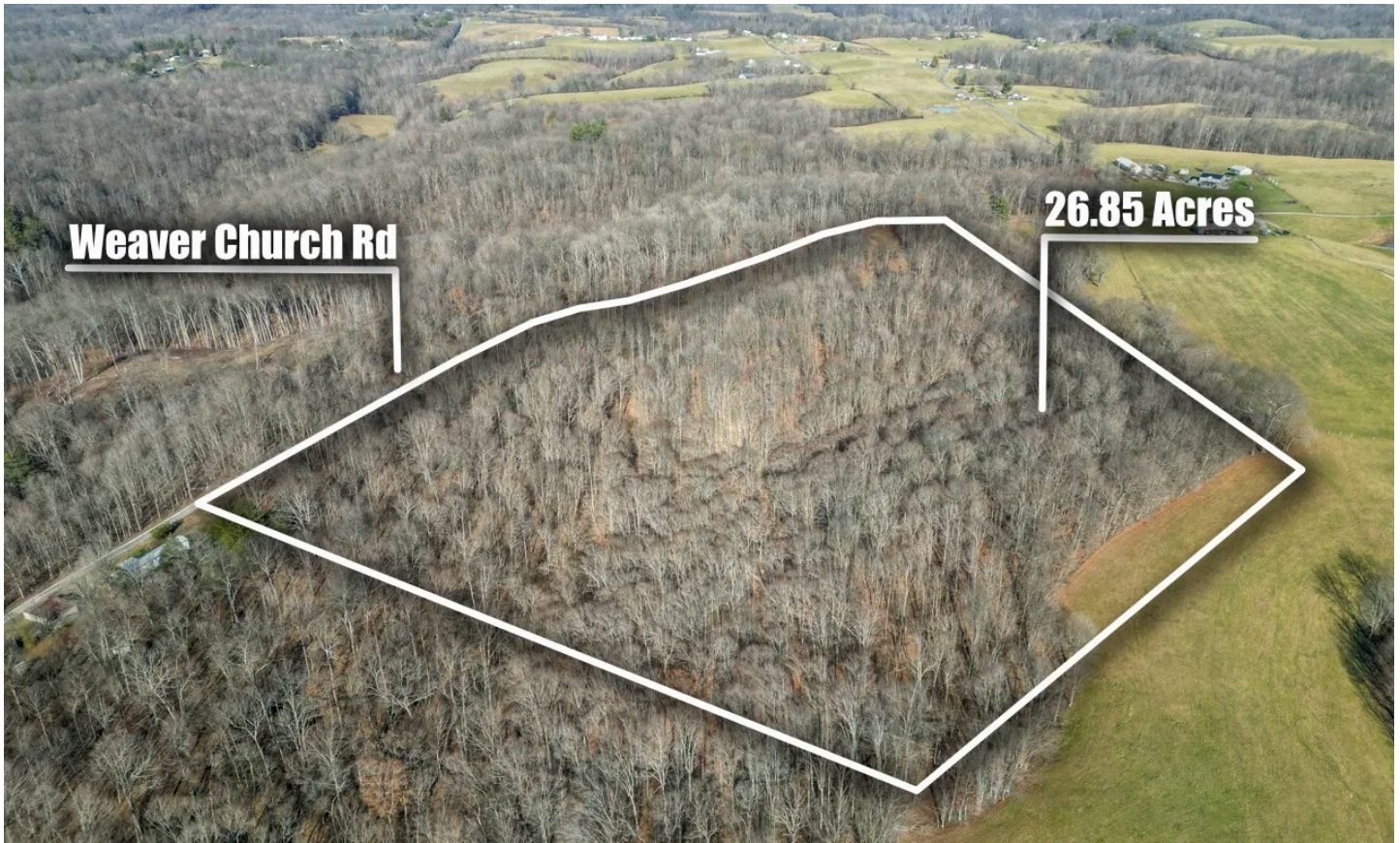


Weaver Church Rd - 26 acres
26 acres Weaver Church Road
Albany, OH 45710

\$199,900
26.84± Acres
Vinton County



Gary McBride
OHIO AGENT

Gary, a southeast Ohio native, loves hunting and the outdoors, a passion he shares with his three adventurous daughters. As a retired U.S. Army veteran with over 22 years of service, including two tours in Iraq, he values trust, hard work, honesty, integrity, fairness, and transparency. Gary aims to instill these traits in his family and clients. If you're looking for land to enjoy outdoor activities in Ohio, contact Gary to help make your dream a reality!



gmcbride@mossyOakproperties.com | 740-591-1101

Weaver Church Rd - 26 acres
Albany, OH / Vinton County

SUMMARY

Address

26 acres Weaver Church Road 33056 Weaver Church Road

City, State Zip

Albany, OH 45710

County

Vinton County

Type

Recreational Land, Hunting Land

Latitude / Longitude

39.228095 / -82.268293

Acreage

26.84

Price

\$199,900



Weaver Church Rd - 26 acres
Albany, OH / Vinton County

PROPERTY DESCRIPTION

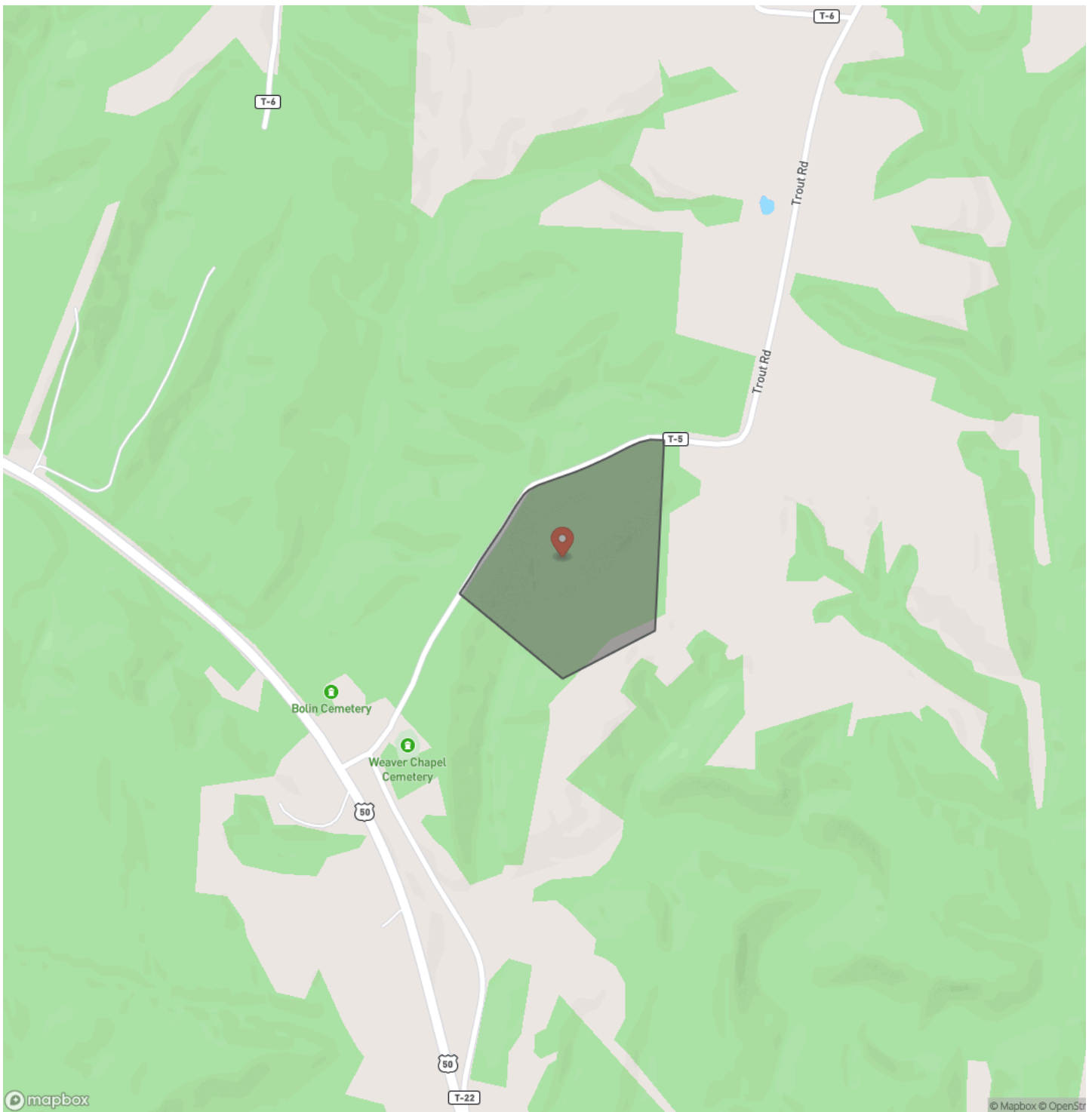
Land for Sale in Vinton County, Ohio. If you have been looking for your new home site, hunting camp, or recreational retreat, this property has it all. Just 15 minutes to Athens and 5 minutes to Albany, this property boasts over 1,500 feet of road frontage with multiple building sites and public water and electricity available. Marketable timber on the property consists largely of white and red Oak with some Hickory. The property has numerous hiking and ATV trails, potential food plot sites, and tons of Deer signs. The topography is rolling and gently sloping. If you have been searching for that easy-hunting property, this is it! Partial Oil and Gas Rights and free Gas usage are conveyed to the Buyer.

- 26.85 acres
- All wooded
- GPS Coordinates 39.2293, -82.2689
- Public Water at Road
- Electric Available
- Partial Oil and Gas Rights and free Gas usage conveyed to the Buyer

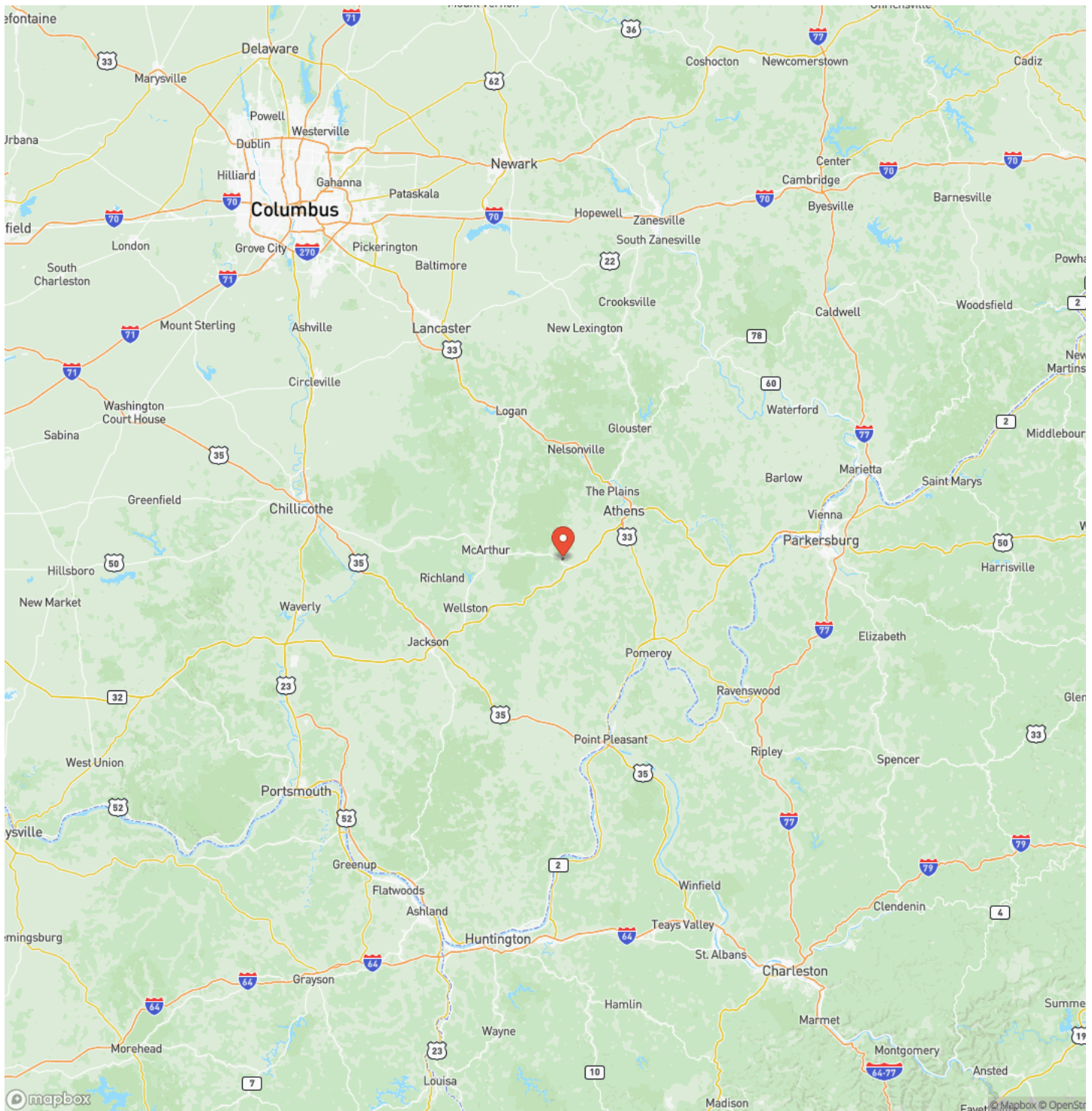
Weaver Church Rd - 26 acres
Albany, OH / Vinton County



Locator Map



Locator Map



Satellite Map



Weaver Church Rd - 26 acres
Albany, OH / Vinton County

LISTING REPRESENTATIVE

For more information contact:



Representative

Gary McBride

Mobile

(740) 591-1101

Email

gmcbride@mossyoakproperties.com

Address

6465 Lithopolis Road NW

City / State / Zip

Carroll, OH 43147

NOTES

[illegible]

MORE INFO ONLINE:

www.mossoakproperties.com/land-for-sale/ohio/

This image shows a single sheet of white paper with horizontal blue 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.



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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