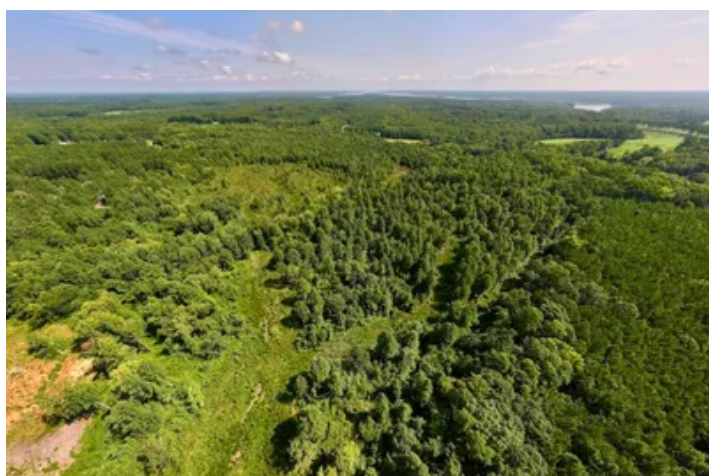
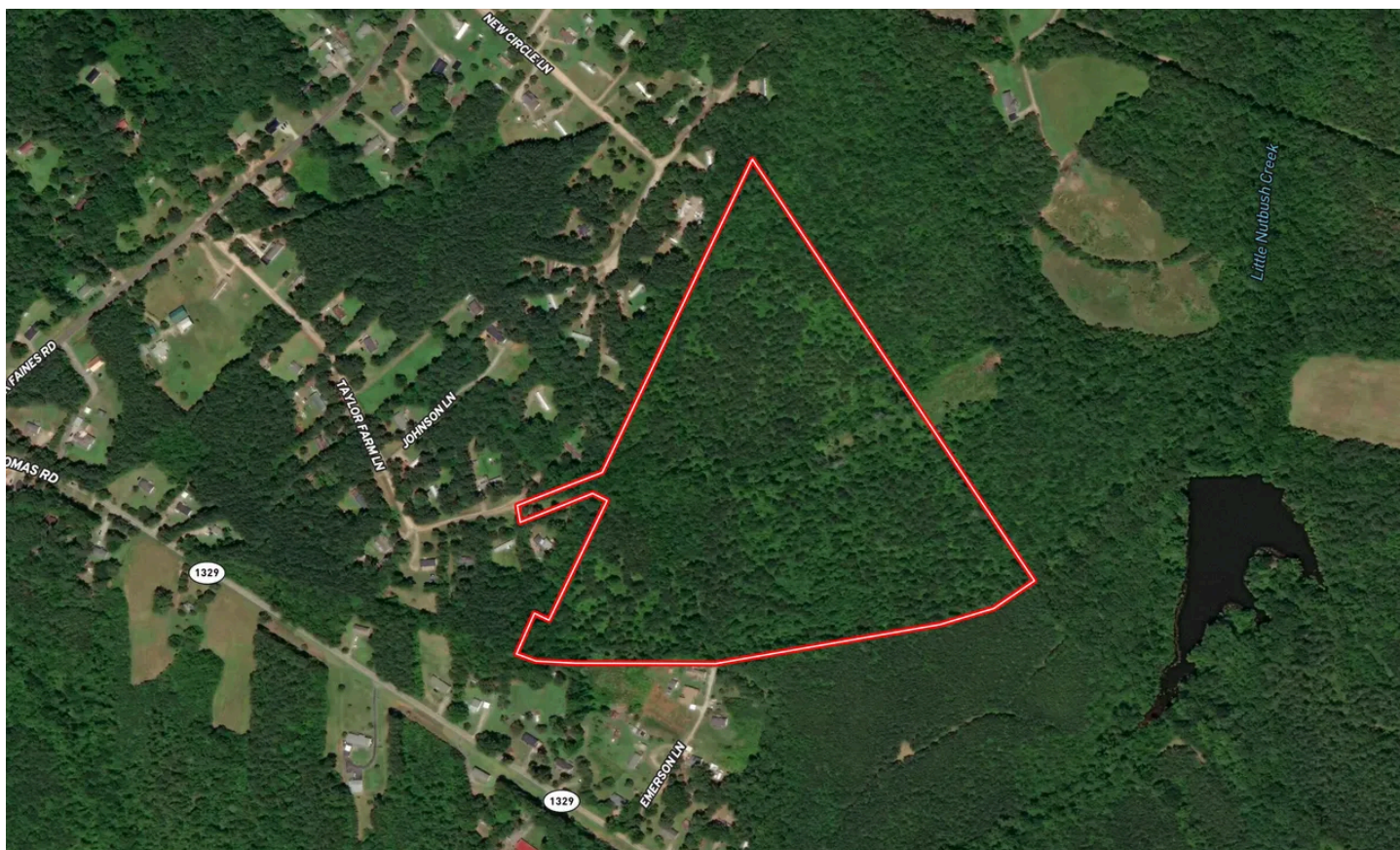


**UPDATED!! 41.27 Acres of Hunting Land For Sale in
Vance County, NC!
Off Taylor Farm Lane
Henderson, NC 27537**

\$209,900
41.270± Acres
Vance County



UPDATED!! 41.27 Acres of Hunting Land For Sale in Vance County, NC!
Henderson, NC / Vance County

SUMMARY

Address

Off Taylor Farm Lane

City, State Zip

Henderson, NC 27537

County

Vance County

Type

Hunting Land, Recreational Land

Latitude / Longitude

36.4324 / -78.4147

Acreage

41.270

Price

\$209,900

Property Website

<https://www.mossoakproperties.com/property/updated-41-27-acres-of-hunting-land-for-sale-in-vance-county-nc-vance-north-carolina/61169/>



UPDATED!! 41.27 Acres of Hunting Land For Sale in Vance County, NC! Henderson, NC / Vance County

PROPERTY DESCRIPTION

For immediate assistance with this listing call Phillip Scott at [336-263-7935](tel:336-263-7935).

Have you been searching for a hunting property with tons of potential?! Look no further than this included 41.27 acre tract in Vance County. Located just minutes from Kerr Lake this property features gated access, plenty of habitat and mast producing trees! Call Phillip Scott at [336-263-7935](tel:336-263-7935) to schedule a showing today!

The property was recently professionally cleared for shooting lanes, access paths, and a road system. This road system allows access throughout the entire property with ease. These paths are ideal for setting up treestands and food plots for hunting. The trails are wide enough for ATV and trucks to travel down.

The property is primarily hardwoods and early succession vegetation. A few years back, the majority of the pine and non-valuable hardwood trees were removed. This was done to create ideal, bedding habitat, and mast production from trees, such as white oaks, red oak, etc. The property has been used exclusively for hunting in the past. Given the dense vegetation, mast producing trees, secluded location, and its close proximity to the lake, a number of large whitetails have been harvested on the property.

With some clearing, there's no doubt this would be suitable for turkey hunting as well. There's a number of paths and trails throughout the property that need to be mowed but allow for access throughout the entire property. There's plenty of places where hunting blinds and tree stands can safely be situated so a number of people can hunt at any given time for various wind conditions. There's very little, if any, pressure exerted on the neighboring properties making this an ideal place to see various species of wild game throughout the hunting season.

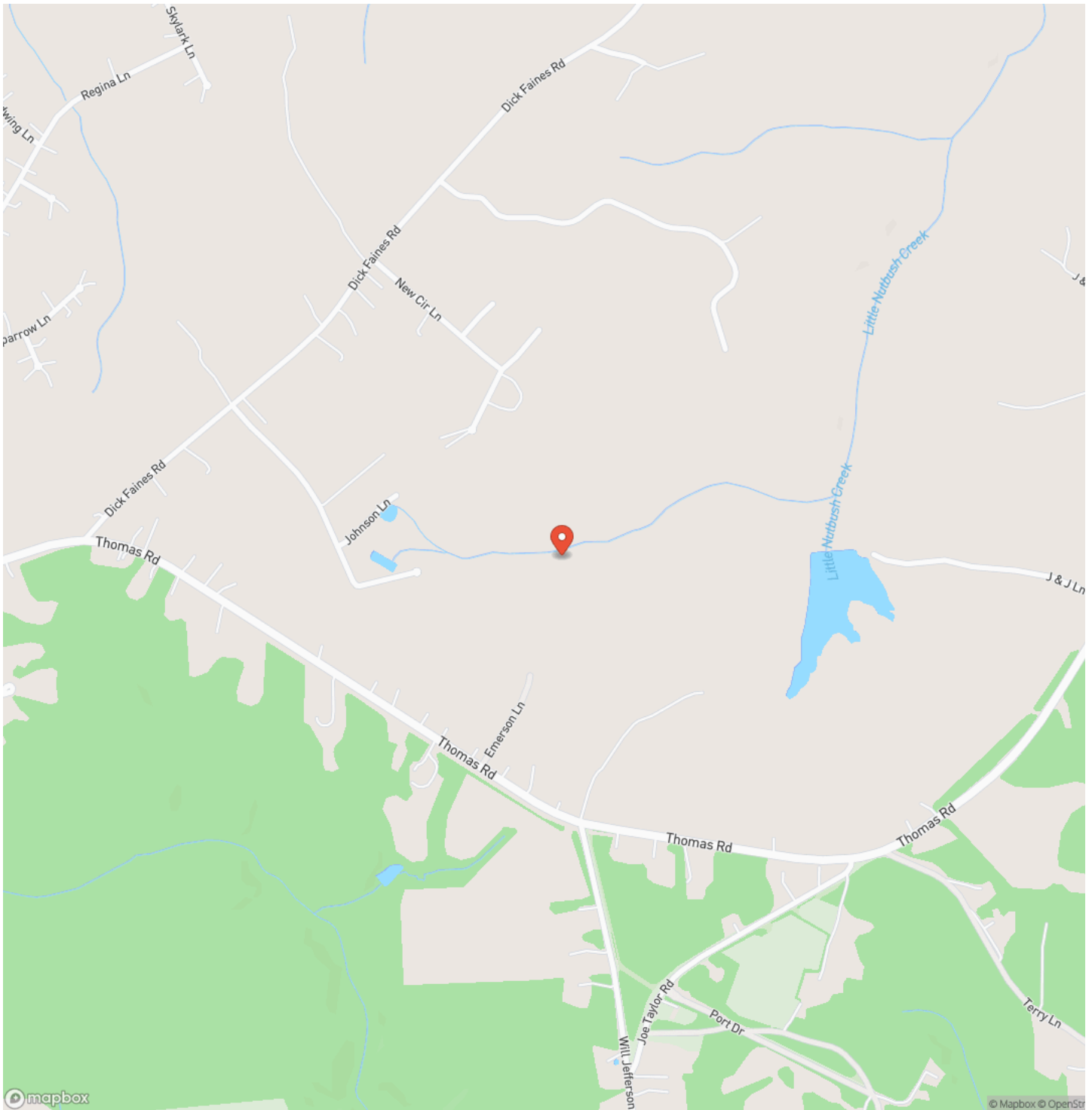
The elevation is relatively level and is roughly 350-370 feet above sea level. There is a small creek on the property that is seasonal. None of the property is in the FEMA 100 or 500 year floodplain and the only wetlands is the creek that cuts through the property. The property is well drained. While the property is located in a rural area, it is located in between Highway 15 and I 85.

This property is for serious, qualified buyers only. The property is locked and gated. Additionally, the property is closely monitored. No showings are allowed without a 48 hour notice and all agents/representatives must be with your client during showings.

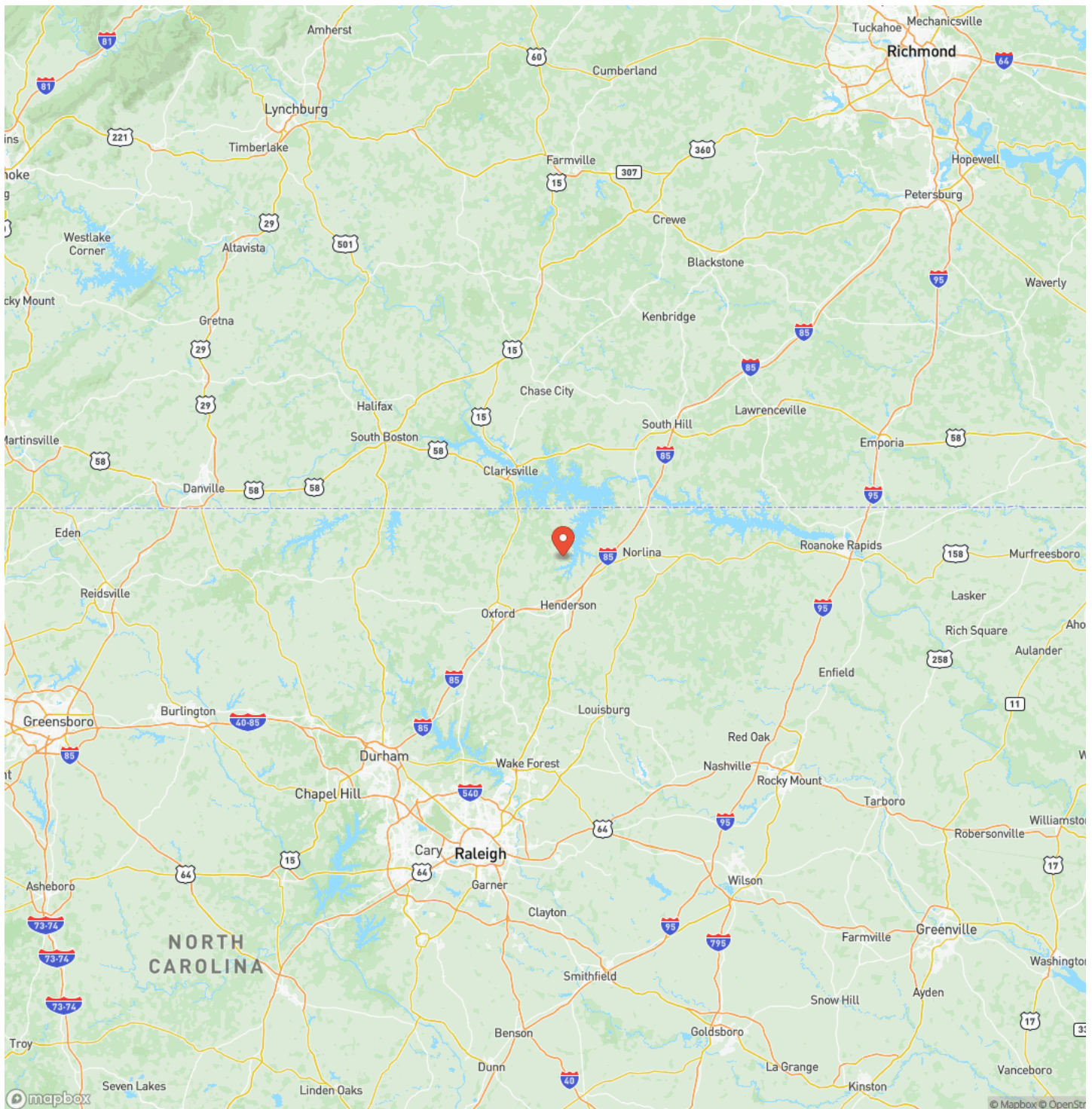
UPDATED!! 41.27 Acres of Hunting Land For Sale in Vance County, NC!
Henderson, NC / Vance County



Locator Map

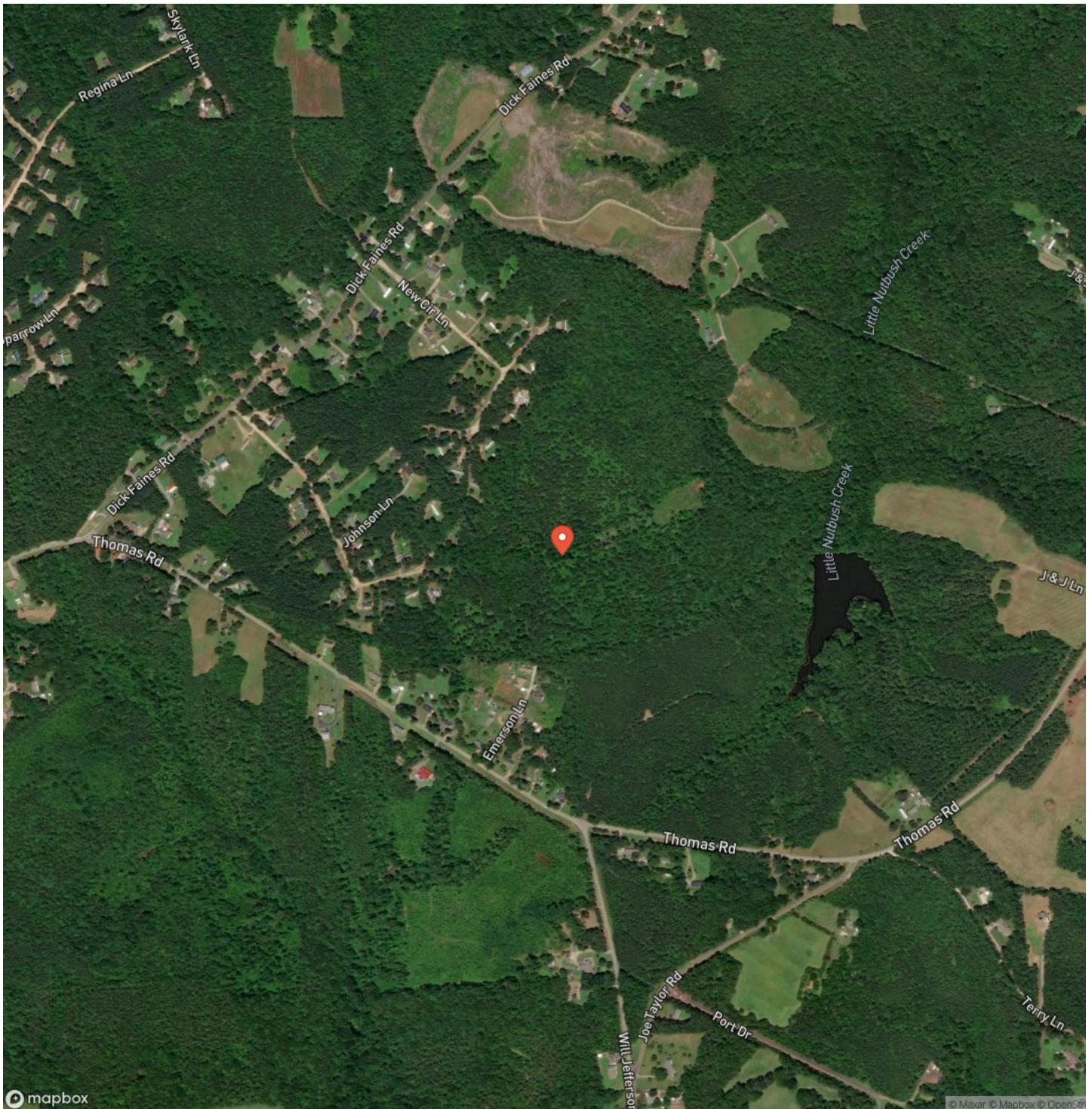


Locator Map



UPDATED!! 41.27 Acres of Hunting Land For Sale in Vance County, NC!
Henderson, NC / Vance County

Satellite Map



UPDATED!! 41.27 Acres of Hunting Land For Sale in Vance County, NC! Henderson, NC / Vance County

LISTING REPRESENTATIVE

For more information contact:



Representative

Andrew Walters

Mobile

(252) 904-3184

Email

awalters@mossyoakproperties.com

Address

626 Lewis Road

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.

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.



www.landandfarmsrealty.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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