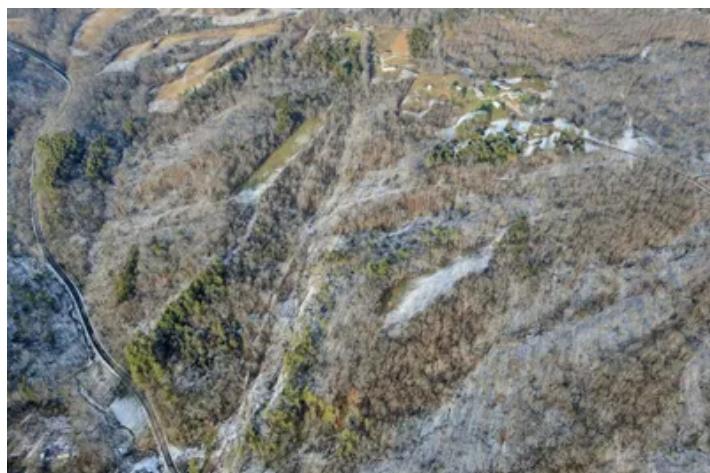


TR 331 - 17 acres  
17 acres Township Rd 331  
Corning, OH 43730

**\$129,000**  
**17± Acres**  
**Perry County**



**Vinny DeFelice**  
OHIO AGENT

Vinny, raised in Holmes County, developed a passion for the outdoors through hunting and fishing. He began his career as a survey technician before earning a degree in forest management from Hocking College in 2020. He founded Heartland Forest Management, offering consulting services like timber sales and invasive species control. Vinny later became a real estate agent through Hondros College, leveraging his knowledge of Ohio's forests and wildlife to understand land value. An avid hunter, he enjoys pursuing deer and turkey, believing in the rewards of land ownership. Vinny's dedication and integrity drive him to help clients achieve their real estate goals at Mossy Oak Properties.



vdefelice@mossyoakproperties.com | 330-465-6346



**TR 331 - 17 acres**  
**Corning, OH / Perry County**

**SUMMARY**

**Address**

17 acres Township Rd 331

**City, State Zip**

Corning, OH 43730

**County**

Perry County

**Type**

Hunting Land, Recreational Land

**Latitude / Longitude**

39.604071 / -82.104003

**Acreage**

17

**Price**

\$129,000



**TR 331 - 17 acres**  
**Corning, OH / Perry County**

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**PROPERTY DESCRIPTION**

Discover your private getaway on Township Road 331 near Corning. This beautiful 17± acre tract is fully wooded with a nice trail system and offers several excellent potential build sites. Electric and county water are available at the road, making your home, cabin, or weekend retreat easy to envision.

A flat ridgeline provides ideal locations for building, while the surrounding timber and cover provide great deer and turkey habitat. Enjoy quiet country living and the convenience of being close to Wayne National Forest for even more room to hunt, hike, and explore. Build and hunt right out your back door.

Property features:

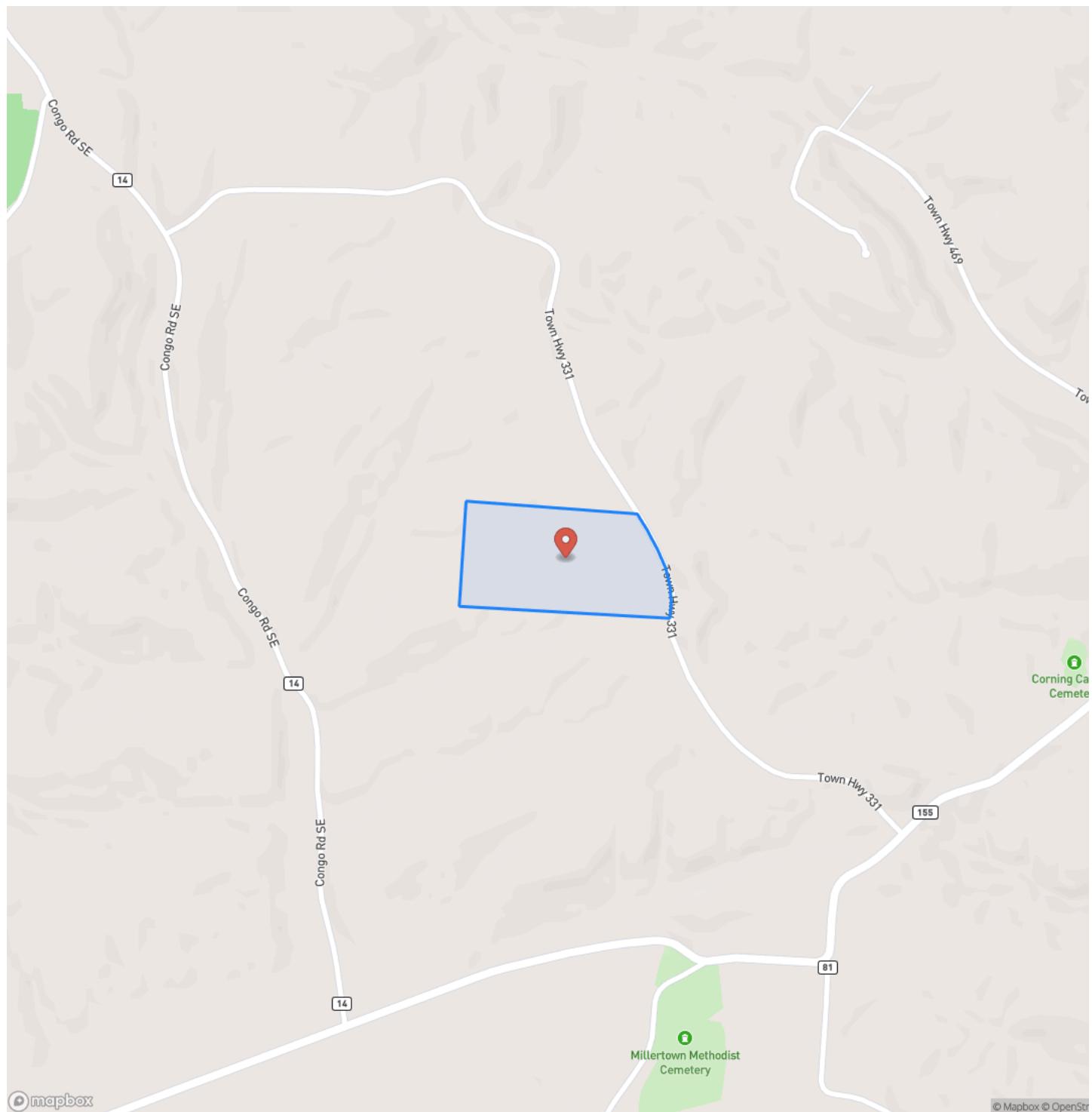
- 17± wooded acres
- All seller-owned mineral rights transfer
- Electric & county water available at the road
- Trail system throughout
- Approx. 660' of frontage on TR 331
- Excellent whitetail & turkey hunting
- Multiple potential homesites/cabin sites
- Close to Wayne National Forest
- An additional 56.42 acres available adjoining

A great recreational tract or future home site in a desirable area of Perry County. Call today for details or to schedule your private showing!

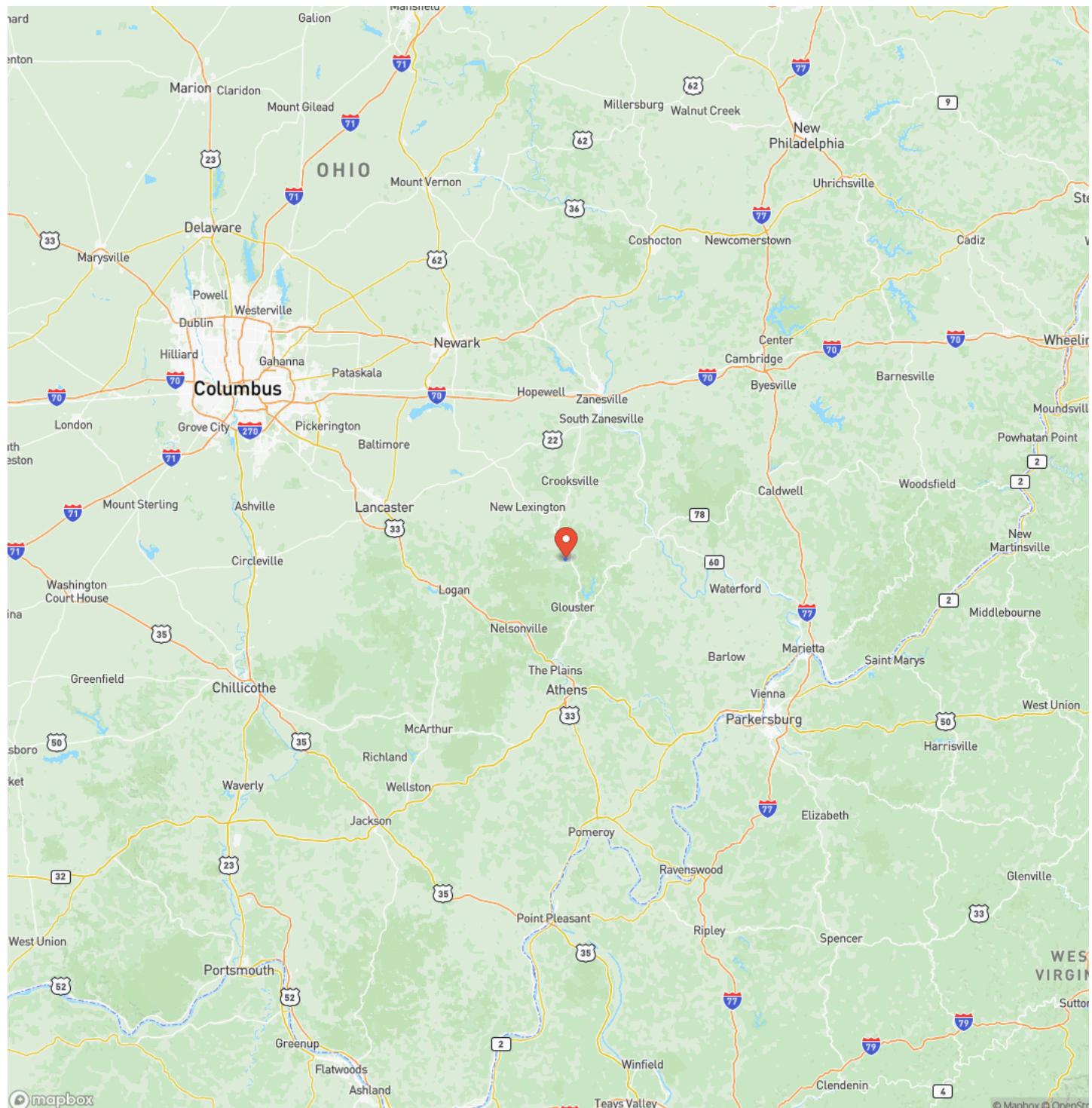
**TR 331 - 17 acres**  
**Corning, OH / Perry County**



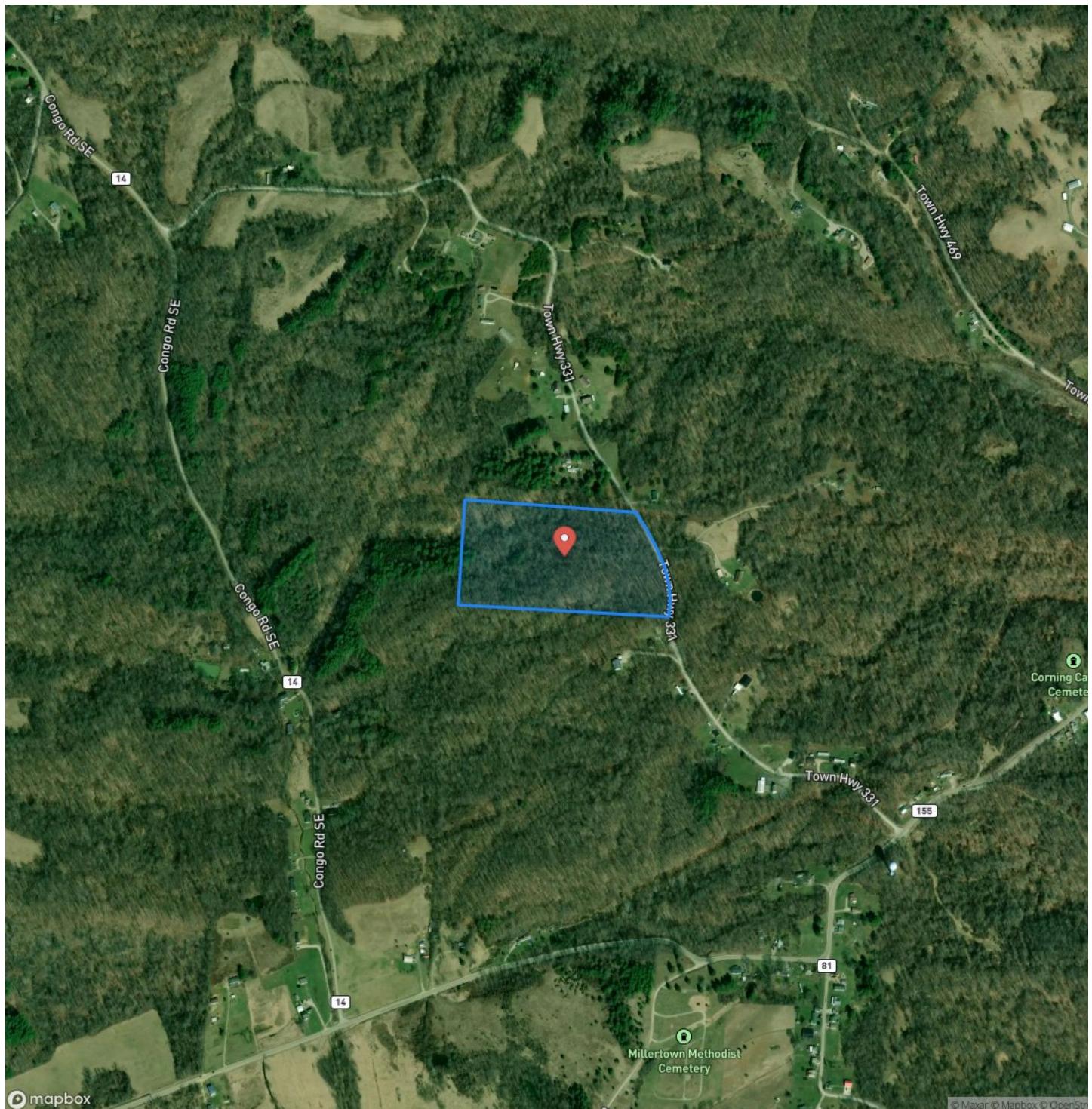
## Locator Map



## Locator Map



## Satellite Map



© mapbox

© Maxar © Mapbox © OpenStreetMap

**TR 331 - 17 acres  
Corning, OH / Perry County**

## LISTING REPRESENTATIVE

**For more information contact:**



## Representative

Vincent "Vinny" DeFelice

## Mobile

(330) 465-6346

## Email

vdefelice@mossyoakproperties.com

## Address

8417 State Route 241

**City / State / Zip**

Fredericksburg, OH 44627

## NOTES



## NOTES

## **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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