

SR 155 Tract 3 - 63 acres - Perry County
0 SR 155 SE
Corning, OH 43730

\$339,000
63.500± Acres
Perry County



**SR 155 Tract 3 - 63 acres - Perry County
Corning, OH / Perry County**

SUMMARY

Address

0 SR 155 SE

City, State Zip

Corning, OH 43730

County

Perry County

Type

Recreational Land, Hunting Land, Undeveloped Land

Latitude / Longitude

39.594528 / -82.117151

Acreage

63.500

Price

\$339,000

Property Website

<https://www.mossoakproperties.com/property/sr-155-tract-3-63-acres-perry-county-perry-ohio/70259/>



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PROPERTY DESCRIPTION

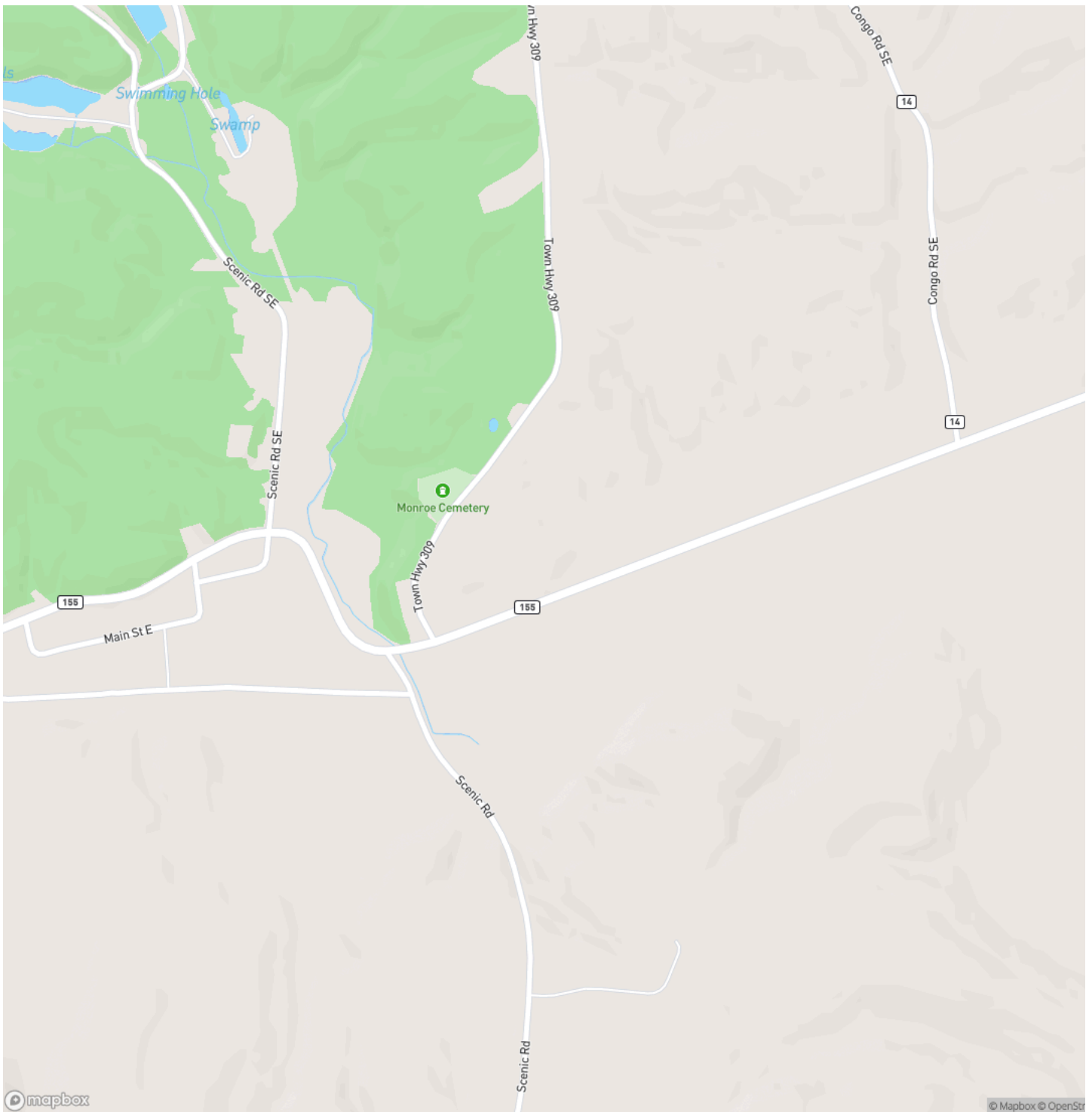
Land for sale in Perry County, Ohio. Four tracts are currently listed. Tract #3 comprises 63.5+/- exceptional acres with a nice mix of open and wooded land. The land offers great potential for building and recreational opportunities, as it has a tremendous wildlife habitat. Recent select timber harvest has made for incredible bedding cover to attract and hold wildlife. Excellent trail system allows hiking, ATV riding, or easy access to your favorite hunting spot. This land provides a great opportunity to build your dream home or cabin and hunt right out of your backdoor! For the habitat-minded hunter, this property offers the potential for secluded food plots, native grass, or tree plantings. The west branch of the Sunday Creek flows through this property, providing a year-round water source. Create the hunting parcel you've always dreamed of. Also, just a few miles from several large tracts of Wayne National Forest and Burr Oak Lake that offer many recreational opportunities. 40' access easement with new graveled drive. All seller-owned mineral rights transfer and annual taxes are to be determined with a new lot split. If you are in the market for a turnkey hunting tract, you don't want to miss out on this opportunity, schedule your private showing today and discover what this property has to offer!

- Nice mix of open and wooded land
- Potential building sites for your dream home or cabin
- Access trails throughout the property
- Recent select cut provides great wildlife habitat
- Approx. 2,100' of frontage on SR 155
- 40' access easement with new graveled drive
- Excellent hunting opportunities
- The bottom field would make an excellent food plot
- Deer sign throughout
- West branch Sunday creek
- A new survey to be conducted to determine the exact acreage
- Just a few miles from Wayne National Forest
- Close to Burr Oak Lake
- Halfway between Zanesville and Athens
- All seller-owned mineral rights transfer

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Locator Map



Satellite Map



DISCLAIMERS

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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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