

Rock Run 6
3640 West County Road 1385 North
Rosedale, IN 47874

\$75,000
6.38± Acres
Clay County



Rock Run 6
Rosedale, IN / Clay County

SUMMARY

Address

3640 West County Road 1385 North

City, State Zip

Rosedale, IN 47874

County

Clay County

Type

Undeveloped Land, Lot, Recreational Land, Hunting Land

Latitude / Longitude

39.591048 / -87.175368

Taxes (Annually)

\$86

Acreage

6.38

Price

\$75,000

Property Website

<https://indianalandandlifestyle.com/property/rock-run-6/clay/indiana/87955/>



Rock Run 6 Rosedale, IN / Clay County

PROPERTY DESCRIPTION

3640 West County Road 1385 North, Rosedale, Indiana

Located in northwest Clay County, this **6.38-acre parcel** offers the perfect blend of open space and wooded seclusion—ideal for building your dream home, creating a weekend cabin retreat, or enjoying the outdoors year-round.

- **Land Features:** Approximately **1.5 acres of open ground** ready for development and **nearly 5 acres of mature woods** for privacy, recreation, and abundant wildlife. A great setting for **hunting, hiking, or nature watching** right out your back door.
- **Utilities:** Power is already on site; a well and septic system will be needed.
- **Access:** Road frontage on both **County Road 1385 North** and **Rock Run Church Road**.
- **Unique Boundary:** Most of the northern border is defined by a **rail spur**, with a small **0.33-acre section** located on the opposite side of the tracks.

Location Highlights:

- 7 miles to Brazil, IN
- 9 miles to Rosedale, IN
- 20 miles to Terre Haute, IN
- 22 miles to Rockville, IN

For more information or to schedule a showing, contact **Certified Land Specialist Jeff Michalic** at Jeffm@mossyoakproperties.com or [812-230-4503](tel:812-230-4503).

Rock Run 6
Rosedale, IN / Clay County



Locator Map



Locator Map



Satellite Map



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.

Mossy Oak Properties Indiana Land and Lifestyle

PO Box 10
Clinton, IN 47842
(765) 505-4155

<https://indianalandandlifestyle.com/>
