

**SR 233 - 8 acres - Gallia County**  
**State Route 233**  
**Patriot, OH 45658**

**\$49,900**  
**8.498± Acres**  
**Gallia County**





**SR 233 - 8 acres - Gallia County**  
**Patriot, OH / Gallia County**

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**SUMMARY**

**Address**

State Route 233

**City, State Zip**

Patriot, OH 45658

**County**

Gallia County

**Type**

Hunting Land, Recreational Land

**Latitude / Longitude**

38.8088 / -82.4925

**Taxes (Annually)**

212

**Acreage**

8.498

**Price**

\$49,900

**Property Website**

<https://ohiolandforsale.com/property/sr-233-8-acres-gallia-county-gallia-ohio/29508/>



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**PROPERTY DESCRIPTION**

Land for sale in Gallia County Ohio. Located in the heart of the Wayne National Forest, this would make a great place to build your home or cabin. Electric service is available at the road. This tract of ground is priced to sell.

Property features include: Electric available at the road

- All wooded property
- Nice building lot
- Nice mixture of hardwoods
- Great hunting potential
- Great for hiking
- Borders Wayne National Forest
- Natural spring for wildlife
- Access off of SR 233 and Pumpkin Town Road

This property will not last long so call today to set up your private showing. Current annual taxes are \$211.62 and any mineral interest the seller owns will convey with the sale.

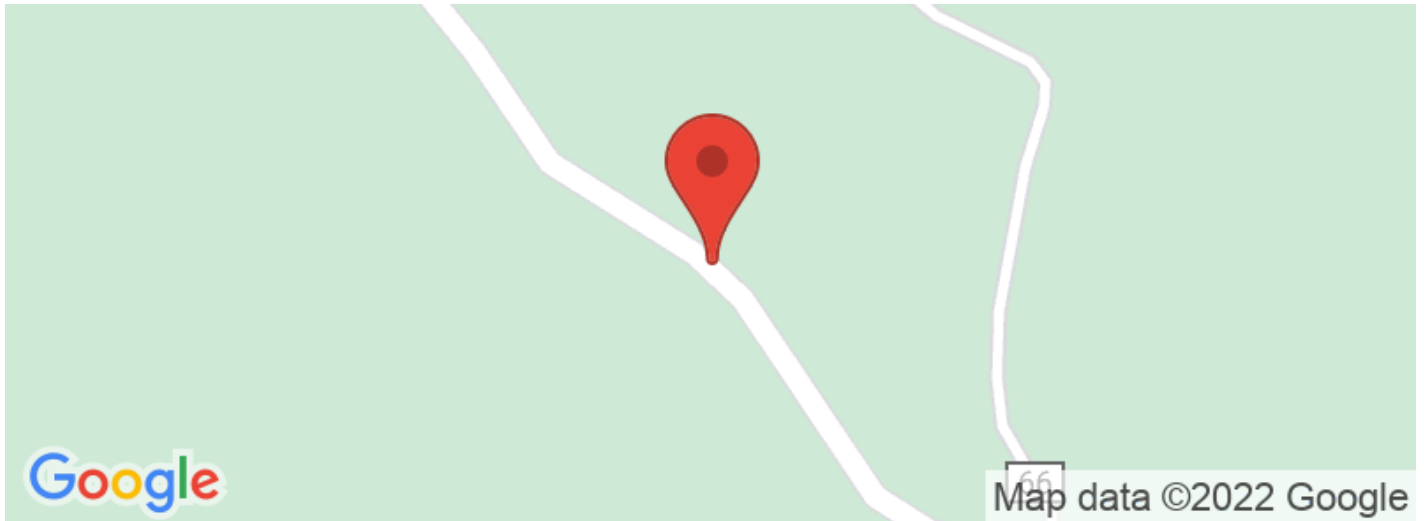


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## Locator Maps





SR 233 - 8 acres - Gallia County  
Patriot, OH / Gallia County

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## Aerial Maps



SR 233 - 8 acres - Gallia County  
Patriot, OH / Gallia County

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## LISTING REPRESENTATIVE

For more information contact:



### Representative

Matt Whiteman

### Mobile

(740) 603-1174

### Email

mwhiteman@mossyoakproperties.com

### Address

PO Box 896

### City / State / Zip

Pickerington, OH 43147

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## NOTES

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# NOTES

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## **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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**Mossy Oak Properties Bauer Real Estate**  
PO BOX 896  
Pickerington, OH 43147  
(614) 949-6764  
[OhioLandForSale.com](http://OhioLandForSale.com)

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