

**Jones Run Rd - 82 acres - Washington  
County**  
310 Jones Run Rd  
New Matamoras, OH 45767

**\$359,900**  
82 +/- acres  
Washington County



**Jones Run Rd - 82 acres - Washington County  
New Matamoras, OH / Washington County**

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## **SUMMARY**

**Address**

310 Jones Run Rd

**City, State Zip**

New Matamoras, OH 45767

**County**

Washington County

**Type**

Hunting Land, Recreational Land, Residential  
Property

**Latitude / Longitude**

39.5523 / -81.1605

**Taxes (Annually)**

2458

**Dwelling Square Feet**

816

**Bedrooms / Bathrooms**

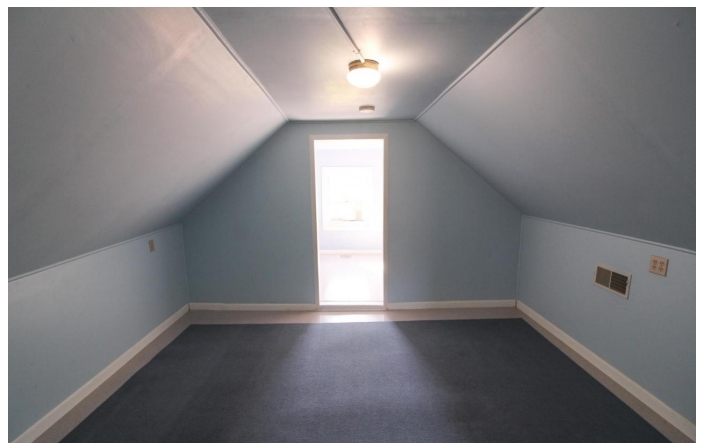
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**Acreage**

82

**Price**

\$359,900



## **PROPERTY DESCRIPTION**

82 acres for sale in Washington County, Ohio. Do not miss out on this property! The 4 bedroom, 1 bath home and acreage is set up great for a hunting camp. The home sets at the end of a dead end road and is the only house on Jones Run Road. It is a solid older home with plenty of room for those long weekend stays. There are multiple out buildings and barns to store gear in and equipment used for maintaining the acreage. The 1 car detached garage has water, heat and a floor drain to hang and skin your deer. The summer kitchen with heat and water could be used for cutting and cleaning your wild game. There is also a small hunters cabin on property that is in need of some TLC.

Property features include:

- 48 acres wooded
- Remaining acreage is pasture and hay fields
- Year round creek runs through the property
- Rock out-cropping
- Level to steep topography
- Select timber harvest completed in 2019
- Trail system throughout
- Should be excellent deer, turkey and small game hunting
- Areas for planting food plots for wildlife
- Borders Wayne National Forest!

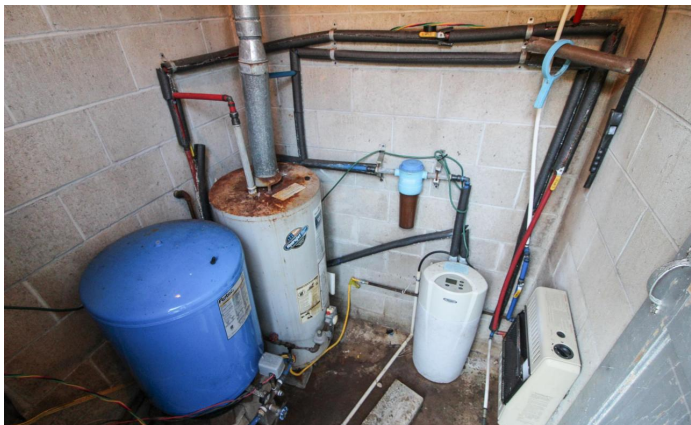
Features of the home include:

- First floor laundry
- Open kitchen dining room
- Large living room
- Covered porch
- Drilled water well
- Septic system
- Gas furnace
- Gas water heater
- Washer, dryer, refrigerator and stove stay

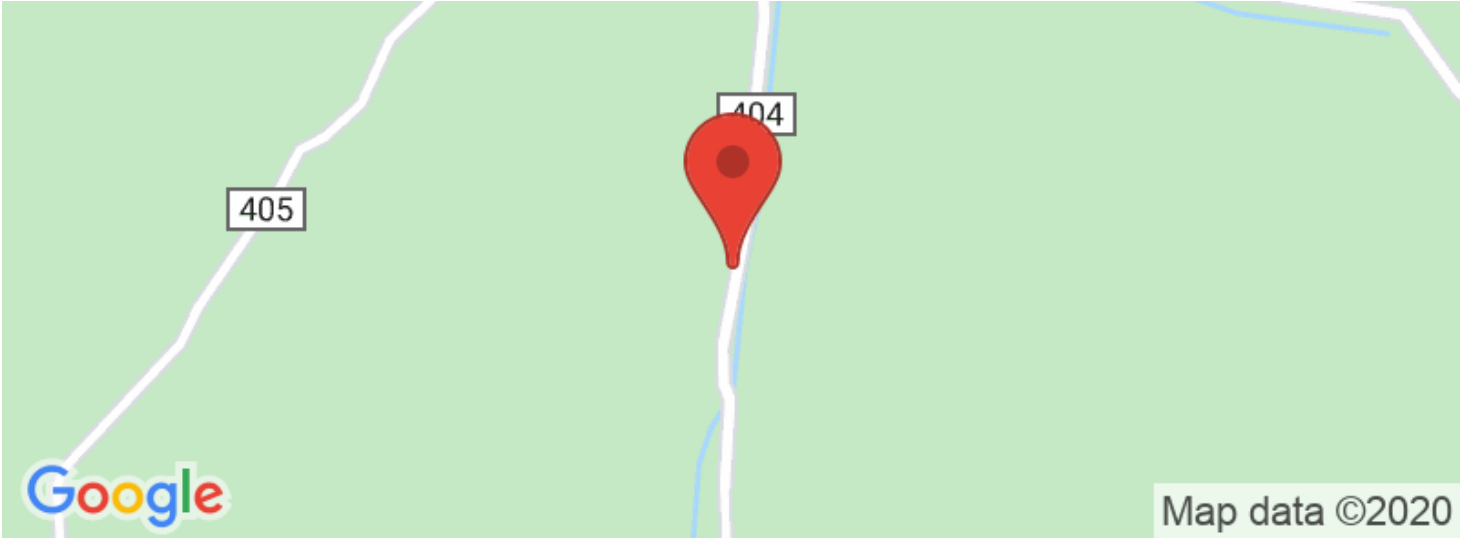
If this 82 acres isn't enough for your group, there is 100's of acres of Wayne National Forest that directly borders this property! Call today before this one is SOLD! Seller is reserving all mineral rights and annual taxes are approximately \$2457.60. Call today to schedule your own private showing!



Jones Run Rd - 82 acres - Washington County  
New Matamoras, OH / Washington County



# Locator Maps





## Aerial Maps



**LISTING REPRESENTATIVE**

For more information contact:



**Representative**

Scott Bare

**Mobile**

(740) 404-8915

**Email**

sbare@mossyoakproperties.com

**Address**

PO Box 896

**City / State / Zip**

Pickerington, OH, 43147

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**NOTES**

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## This image shows a blank 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.





## **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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