

Cat Run Rd - 19 acres - Monroe County
47867 Cat Run Road
Beallsville, OH 43716

\$99,900
19.869 +/- acres
Monroe County



**Cat Run Rd - 19 acres - Monroe County
Beallsville, OH / Monroe County**

SUMMARY

Address

47867 Cat Run Road

City, State Zip

Beallsville, OH 43716

County

Monroe County

Type

Hunting Land, Recreational Land

Latitude / Longitude

39.845 / -80.9443

Taxes (Annually)

453

Acreage

19.869

Price

\$99,900

Property Website

<https://ohiolandforsale.com/property/cat-run-rd-19-acres-monroe-county-monroe-ohio/19463/>



PROPERTY DESCRIPTION

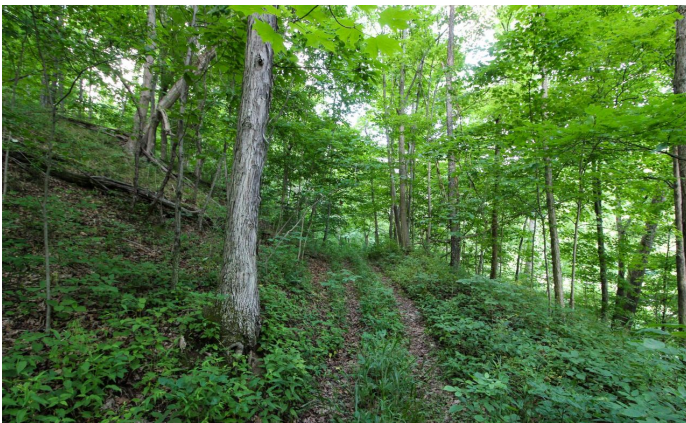
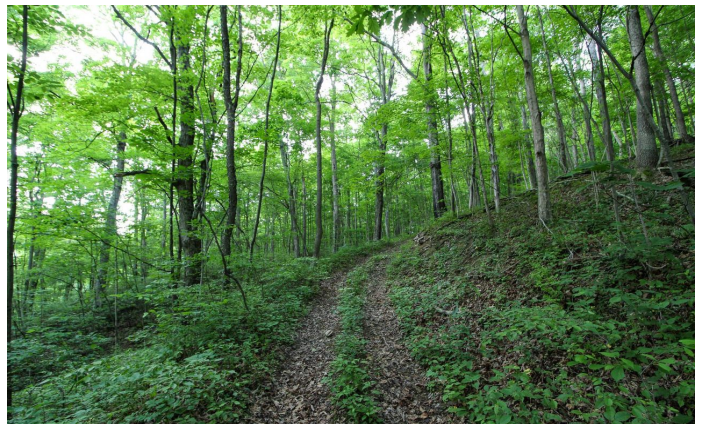
19.869 acres for sale in Monroe County, Ohio. If you're looking for your next hunting camp or week end, get away look no further! Located in a very remote location in eastern Monroe County. Large yard with several sites for new cabin or home.

Property features include:

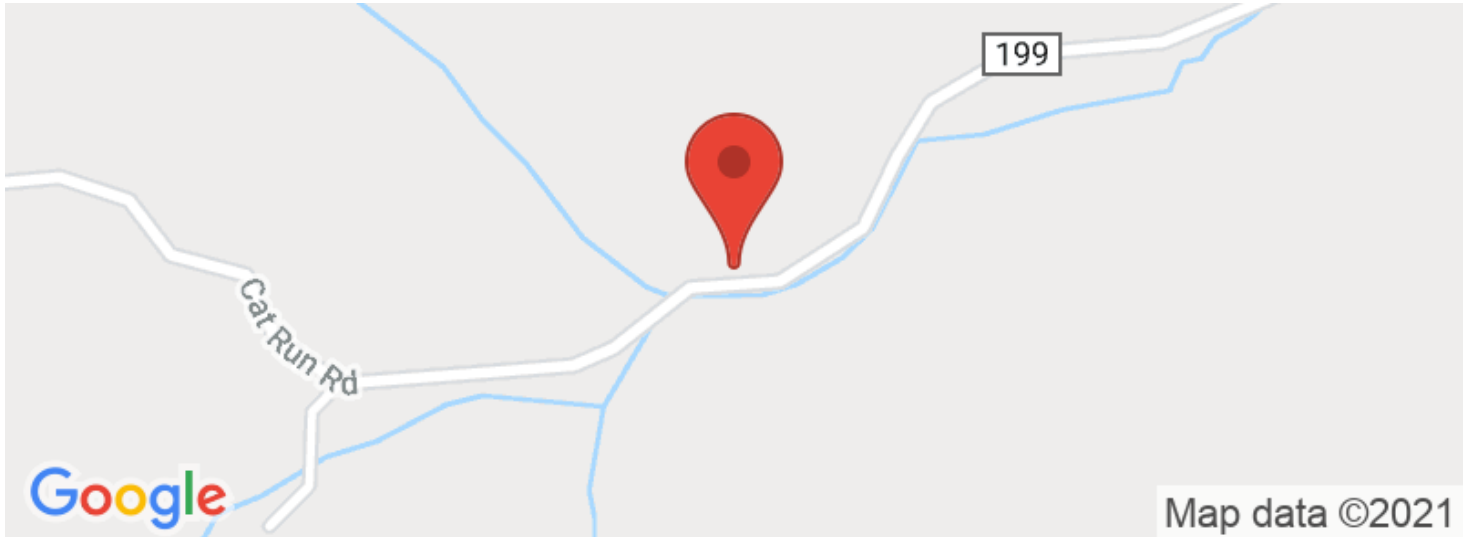
- Mostly wooded parcel
- Some mature timber
- Oak, maple and walnut
- Mix of open woods and thick cover
- Some trails through property
- Should be good deer, turkey and small game hunting
- Steep to rolling topography
- Building sites
- Very remote and private location
- Located off dead end road
- Public water
- Existing septic on property in unknown condition
- Electric on property
- GPS Coordinates are 39.845, -80.9443

Small camper to stay. 50 x 64 pole barn, 8 x 12 shed and 8 x 28 storage shed on property. Seller does not own mineral rights. Annual taxes are approximately 452.76.

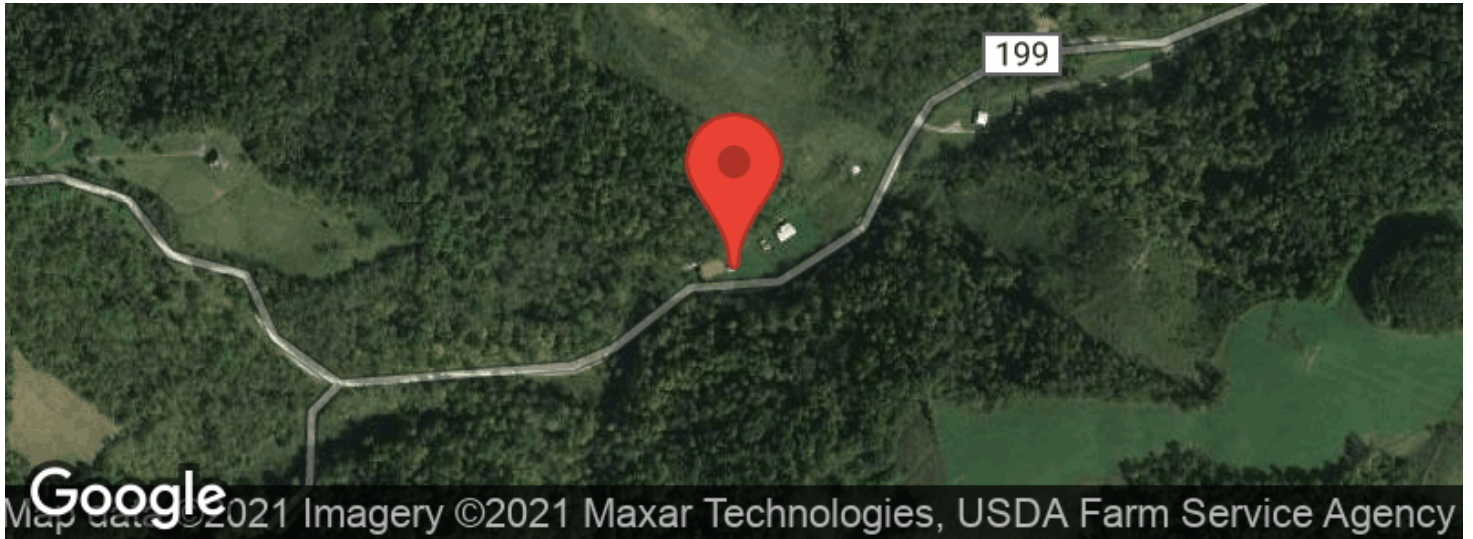
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Locator Maps



Aerial Maps



Cat Run Rd - 19 acres - Monroe County
Beallsville, OH / Monroe County

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

NOTES

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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