

Old Delaware Rd - 22 acres - Knox County
Old Delaware Rd
Mount Vernon, OH 43050

\$199,900.00
22 +/- acres
Knox County



**Old Delaware Rd - 22 acres - Knox County
Mount Vernon, OH / Knox County**

SUMMARY

Address

Old Delaware Rd

City, State Zip

Mount Vernon, OH 43050

County

Knox County

Type

Recreational Land, Hunting Land

Latitude / Longitude

40.4034 / -82.5547

Acreage

22

Price

\$199,900.00

Property Website

<https://ohiolandforsale.com/property/old-delaware-rd-22-acres-knox-county-knox-ohio/8441>



PROPERTY DESCRIPTION

If your looking for a private location to build that new home look no further! Secluded from the road behind the creek and woods in a peaceful quiet location. Very nice laying ground and several nice building sites.

Property features include:

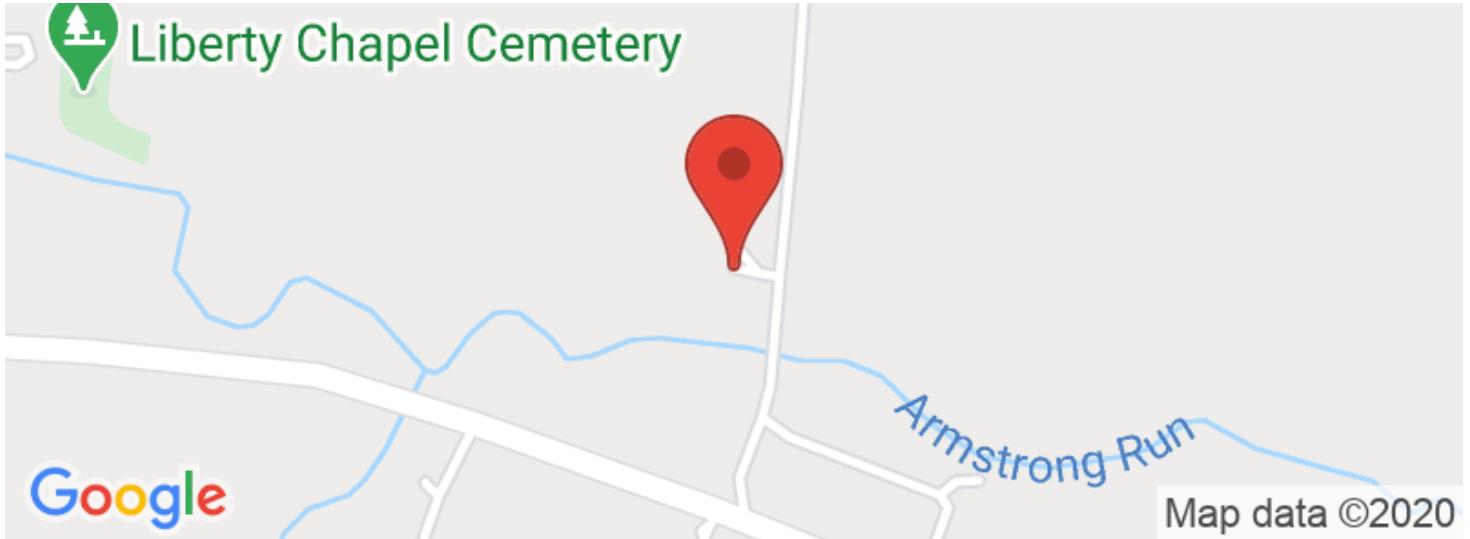
- Mix of woods and hay field
- Woods along the creek
- Frontage on Armstrong Run creek
- Plenty of wildlife in the area
- Deer, turkey, waterfowl and small game
- Rolling to level topography
- Very nice secluded building sites
- Electric on property
- Existing water well
- Shared driveway in place or build your own new driveway
- Existing old barn and grain bins on property
- New survey will be completed before transferring to split property
- Mount Vernon LSD
- GPS Coordinates are 40.4034, -82.5547

Enjoy the wildlife that calls the creek bottom and surrounding woods home. Could possibly be more acreage available to purchase. Very hard area to find acreage in and easy commute to Columbus or Mount Vernon! Call today this property will not last long! Any mineral rights seller owns to transfer and annual taxes are to be determined due to new split.

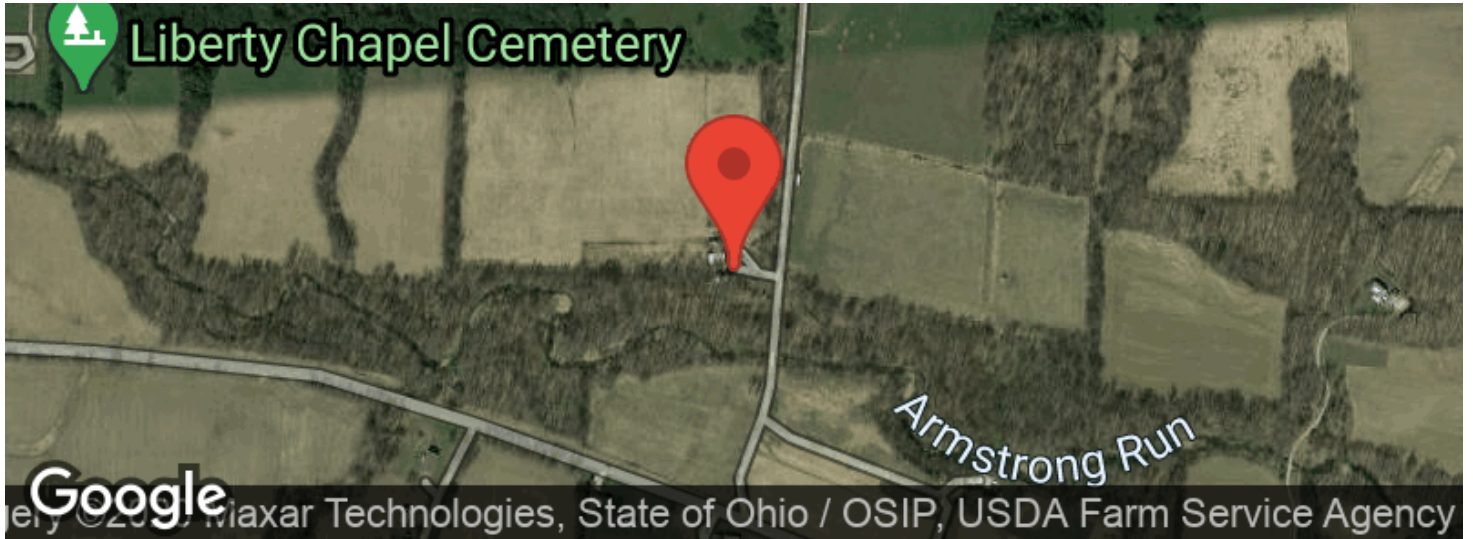
Old Delaware Rd - 22 acres - Knox County
Mount Vernon, OH / Knox County



Locator Maps



Aerial Maps



Old Delaware Rd - 22 acres - Knox County
Mount Vernon, OH / Knox 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.

Mossy Oak Properties Bauer Real Estate
PO BOX 896
Pickerington, OH 43147
(614) 949-6764
OhioLandForSale.com
