

Pratts Run Rd - 50 acres
Pratts Run Rd
Clarington, OH 43915

\$199,900
50.03± Acres
Monroe County



Scott Bare Jr.
OH & WV AGENT

Scott has 40 years of outdoor experience in land sales and management with Mossy Oak Properties, rooted in childhood adventures with his father. A lifelong Ohio resident, he is knowledgeable about land prices in central, eastern, and southeastern Ohio. Living on a farm in Muskingum County, Scott is dedicated to providing excellent client service, aiming to secure the best deals for sellers and assisting buyers and sellers in Ohio.



MOSSY OAK
PROPERTIES
Bauer Realty & Auctions

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Pratts Run Rd - 50 acres
Clarington, OH / Monroe County

SUMMARY

Address

Pratts Run Rd

City, State Zip

Clarington, OH 43915

County

Monroe County

Type

Recreational Land, Hunting Land

Latitude / Longitude

39.7053 / -80.9759

Acreage

50.03

Price

\$199,900



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PROPERTY DESCRIPTION

SECLUDED WITH NO NEIGHBORS!! 50.03 acres for sale in Monroe County, Ohio! Very secluded property for recreation and building a cabin! Approximately 3+/- acres of open, cleared land with the remaining acreage wooded. Mostly younger timber with some areas of thick cover. Beautiful bottom ground along the Cranenest Fork Creek. Great wildlife habitat and should make a good hunting tract for deer, turkey, and small game. Plenty of locations for blinds or tree stands for deer hunting. Elevation ranges from 940 feet to 1120 feet. GPS coordinates are 39.7053, -80.9763. Sellers do not own the mineral rights. Annual taxes are approximately \$1295.34. Land in this area is only going up in value.

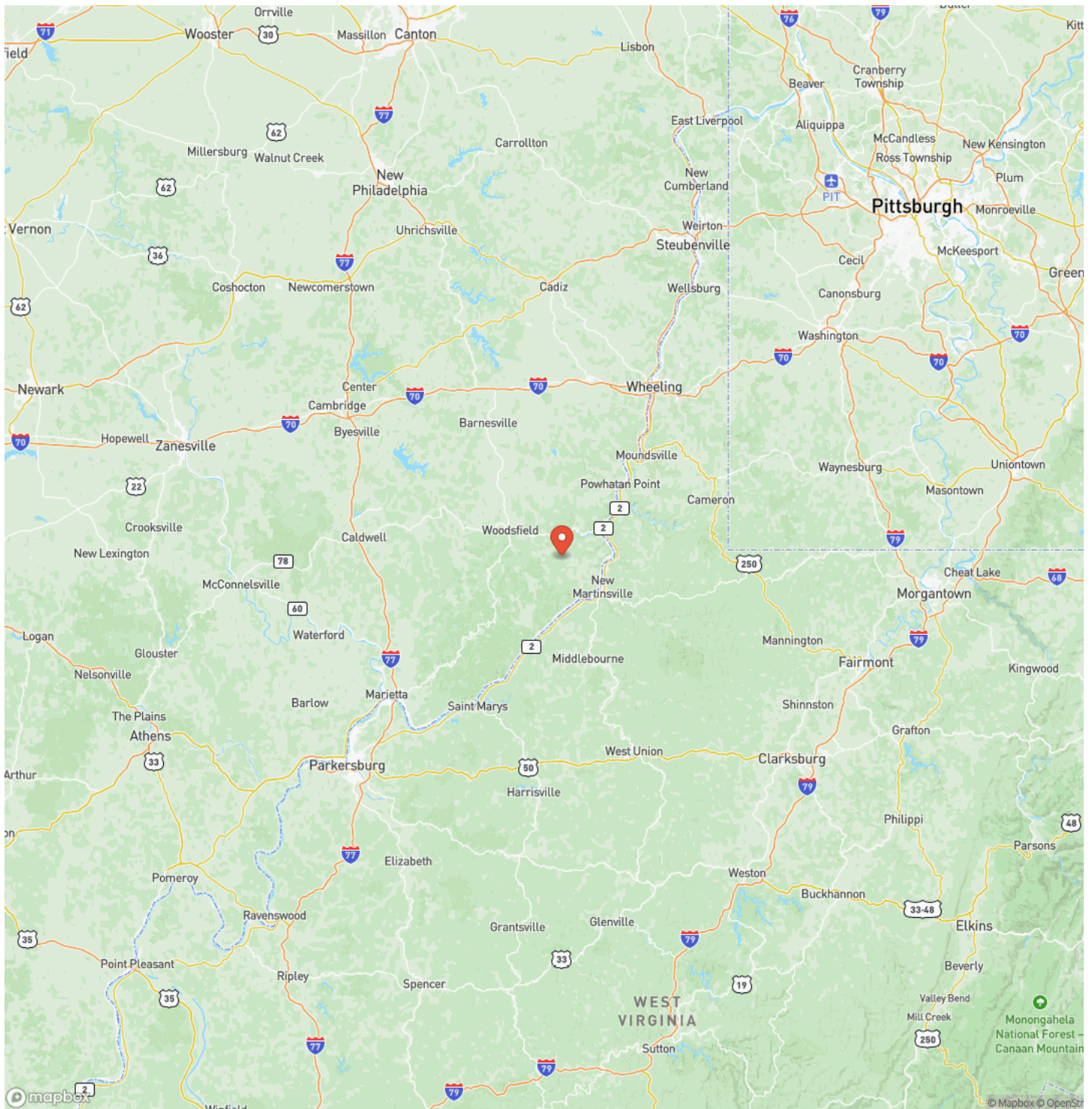
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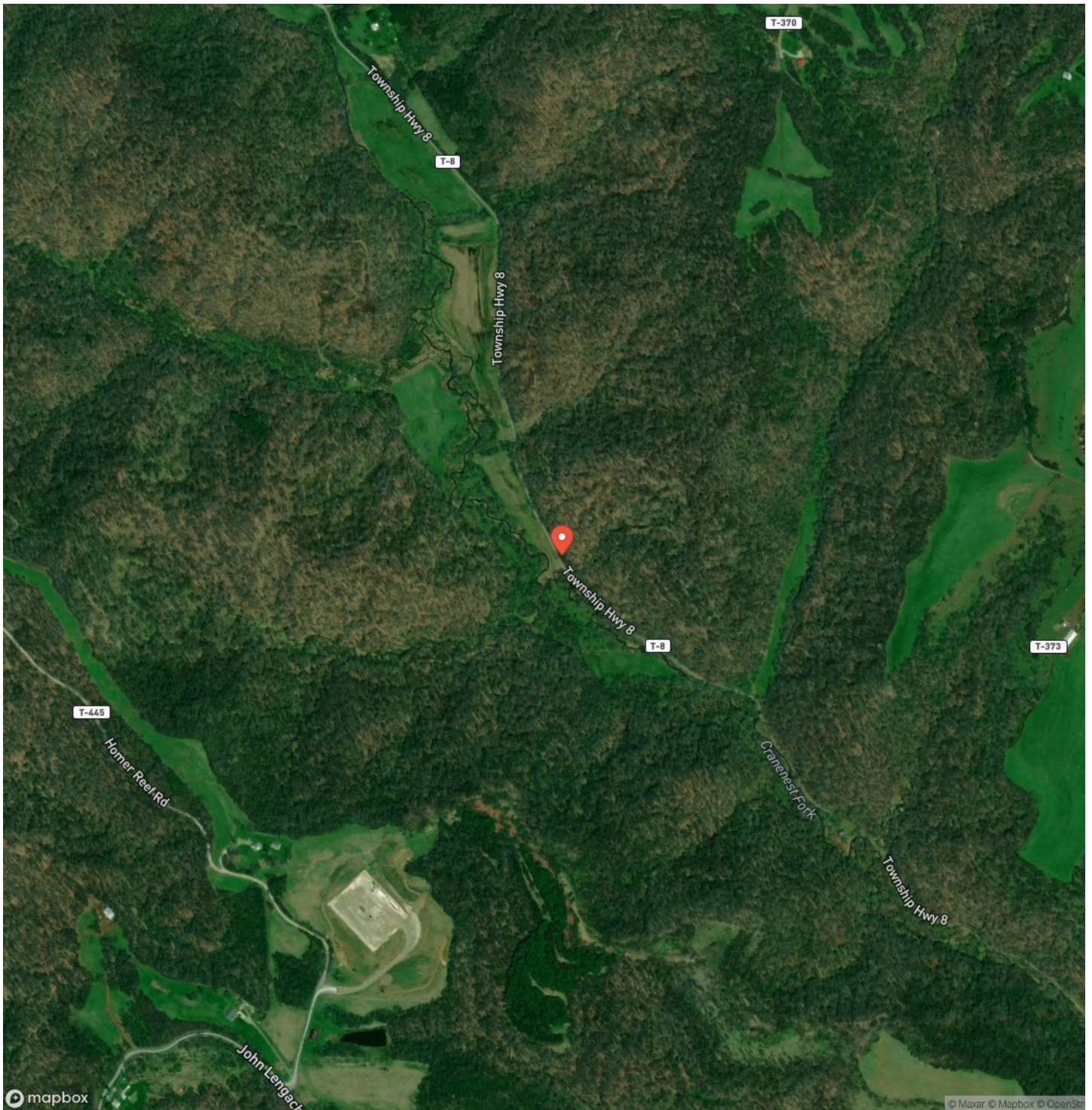
Locator Map



Locator Map



Satellite Map



DISCLAIMERS

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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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