

Saffel Rd - 19 acres  
19 ac Saffel Rd.  
Belmont, OH 43718

**\$74,900**  
19.76± Acres  
Belmont County



**Tony Seals**  
OHIO AGENT

Tony grew up in the farmlands of central Ohio, where he quickly developed a passion for both land and nature. Tony's first jobs as a farmhand with the area farmers taught him a strong work ethic and the importance of having integrity when dealing with people. With a degree in Wildlife Management, he understands land and the wildlife that call it home. Tony's priority as a Land Specialist is to offer great service by providing clients with all the tools and information needed to make educated decisions. He strives to make the entire experience as hassle-free and enjoyable as possible. Call Tony to discuss all your Ohio land needs.



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**Belmont, OH / Belmont County**

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**SUMMARY**

**Address**

19 ac Saffel Rd.

**City, State Zip**

Belmont, OH 43718

**County**

Belmont County

**Type**

Hunting Land, Recreational Land, Undeveloped Land

**Latitude / Longitude**

40.088031 / -80.996457

**Acreage**

19.76

**Price**

\$74,900



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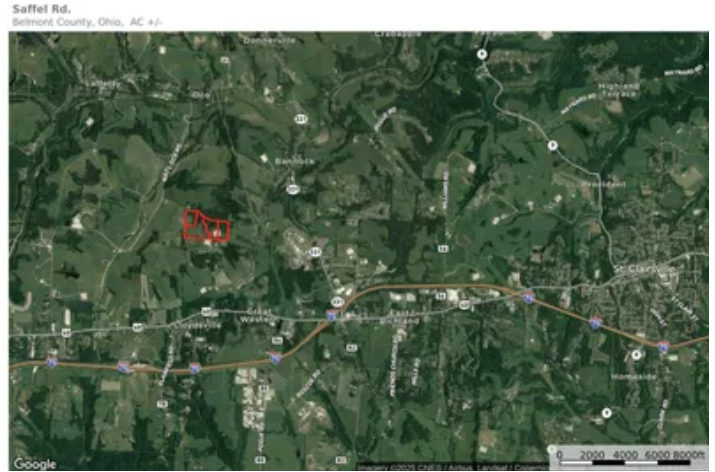
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**PROPERTY DESCRIPTION**

Land for sale in Belmont County. The property was freshly surveyed at 19.76 acres and has a nice mix of open and wooded areas. Great access to the entire property from the shared gas well pad road, along with a new culvert off of Saffel Rd. Recently, forestry mulched trails throughout the property. There are lots of deer using this property. Would make a great, potential home or cabin site. Electric is available on the road. An additional 12, 35, and 15-acre parcels are listed separately and are available until they sell. The seller does not own the mineral rights. Immediate hunting rights with a down payment.

- Beautiful woods with some marketable timber
- A flowing creek along the road
- GPS Coordinates: 40.0906, -81.002
- The property is a short drive from the Route. 40, I-70, and St. Clairsville.
- Very quiet road
- Approx. 1000' of frontage on Saffel Rd.
- New elevated hunting blind that is ready to hunt

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## Locator Map

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## Locator Map

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## Satellite Map

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## **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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