

**120+/- Acres Just 3 Miles From Downtown
Waynesville!
00 Pigeon Road
Waynesville, NC 28786**

\$349,000

120 +/- acres
Haywood County



120+/- Acres Just 3 Miles From Downtown Waynesville! Waynesville, NC / Haywood County

SUMMARY

Address

00 Pigeon Road

City, State Zip

Waynesville, NC 28786

County

Haywood County

Type

Recreational Land, Residential Property, Lot

Latitude / Longitude

35.4708 / -82.9326

Acreage

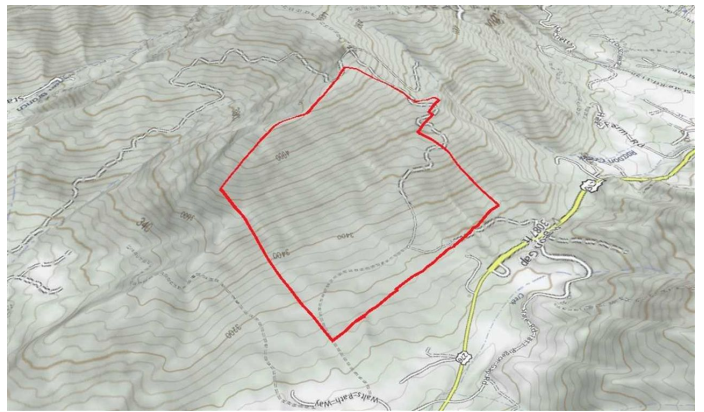
120

Price

\$349,000

Property Website

<https://www.mossyoakproperties.com/property/120-acres-just-3-miles-from-downtown-waynesville-haywood-north-carolina/15666/>



120+/- Acres Just 3 Miles From Downtown Waynesville!

Waynesville, NC / Haywood County

PROPERTY DESCRIPTION

120+/- Acres less than 3 miles to DOWNTOWN Waynesville! Nestled between Maggie Valley and Asheville, NC is a picturesque mountain town that's popular with both locals and tourists alike. From the quaint downtown full of shops, restaurants and craft breweries to apple orchards, the Blue Ridge Parkway and those amazing views, Waynesville is truly a gem of the Western North Carolina mountains. Property in this area is hot commodity and it's rare to find such a wonderful, large piece of land so close to town and just waiting for you to build the mountain home of your dreams. This beautiful, private and unrestricted property is less than 3 miles from downtown Waynesville, which is only a 10 minute drive! Sit on your porch and enjoy amazing long range mountain views and feel like you're a million miles away, yet still have all the conveniences of town. Whether you are wanting to build for yourself, subdivide and develop or just purchase and hold for investment, this large acreage tract is a home run. Don't wait on this one, it's not going to last long. Call us today to schedule a showing. mixed use residential, recreational, development, 120 acre property, Whittier, NC 28786, Haywood County, turkey, whitetail deer, small game, rabbit, squirrel



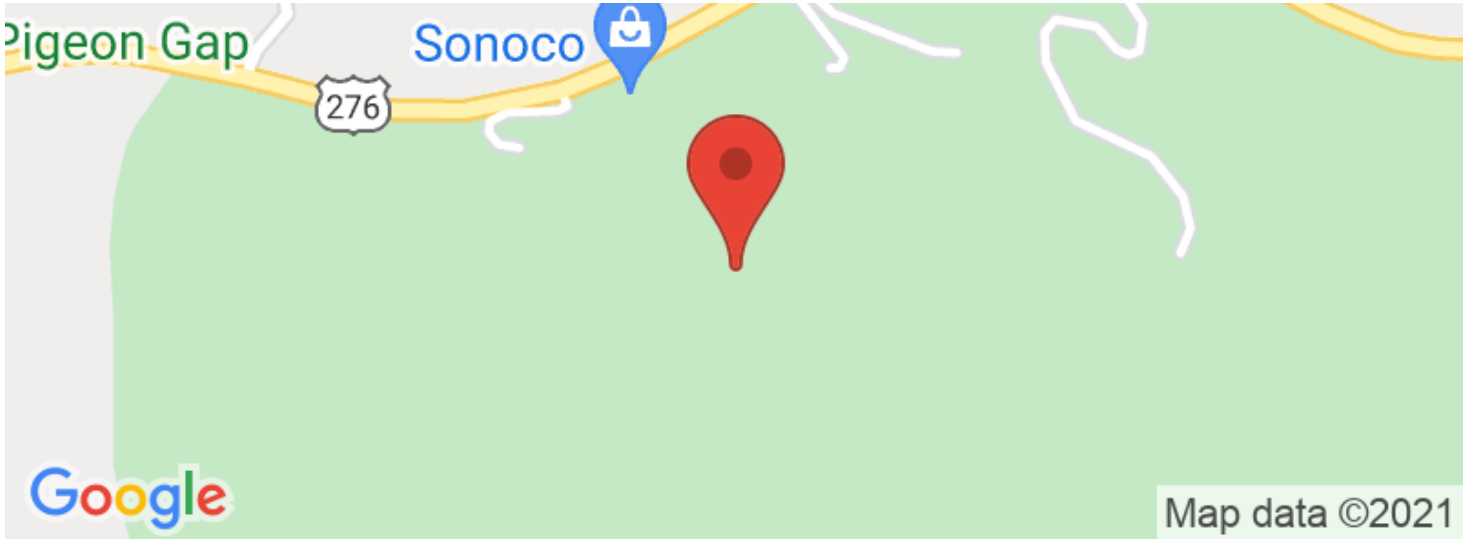
120+/- Acres Just 3 Miles From Downtown Waynesville!
Waynesville, NC / Haywood County





120+/- Acres Just 3 Miles From Downtown Waynesville!
Waynesville, NC / Haywood County

Locator Maps



120+/- Acres Just 3 Miles From Downtown Waynesville!
Waynesville, NC / Haywood County

Aerial Maps



120+/- Acres Just 3 Miles From Downtown Waynesville!
Waynesville, NC / Haywood County

LISTING REPRESENTATIVE

For more information contact:



Representative

Jeff Norwood

Mobile

(828) 788-1313

Email

jnorwood@mossyoakproperties.com

Address

560 W Main Street

City / State / Zip

Sylva, NC 28779

NOTES



[illegible]

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 Carolina Timber and Realty

560 W Main Street

Sylva, NC 28779

(828) 477-4248

MossyOakProperties.com

