

474+/- Acres in Madison County!
9999 Spillcorn Road
Marshall, NC 28753

\$975,000
474± Acres
Madison County

Call Jeff Norwood 828-788-1313

Carolina Timber & Realty



474+/- Acres in Madison County!
Marshall, NC / Madison County

SUMMARY

Address

9999 Spillcorn Road

City, State Zip

Marshall, NC 28753

County

Madison County

Type

Hunting Land, Recreational Land

Latitude / Longitude

35.952833 / -82.673504

Acreage

474

Price

\$975,000

Property Website

<https://www.mossyoakproperties.com/property/474-acres-in-madison-county-madison-north-carolina/116851/>



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Marshall, NC / Madison County

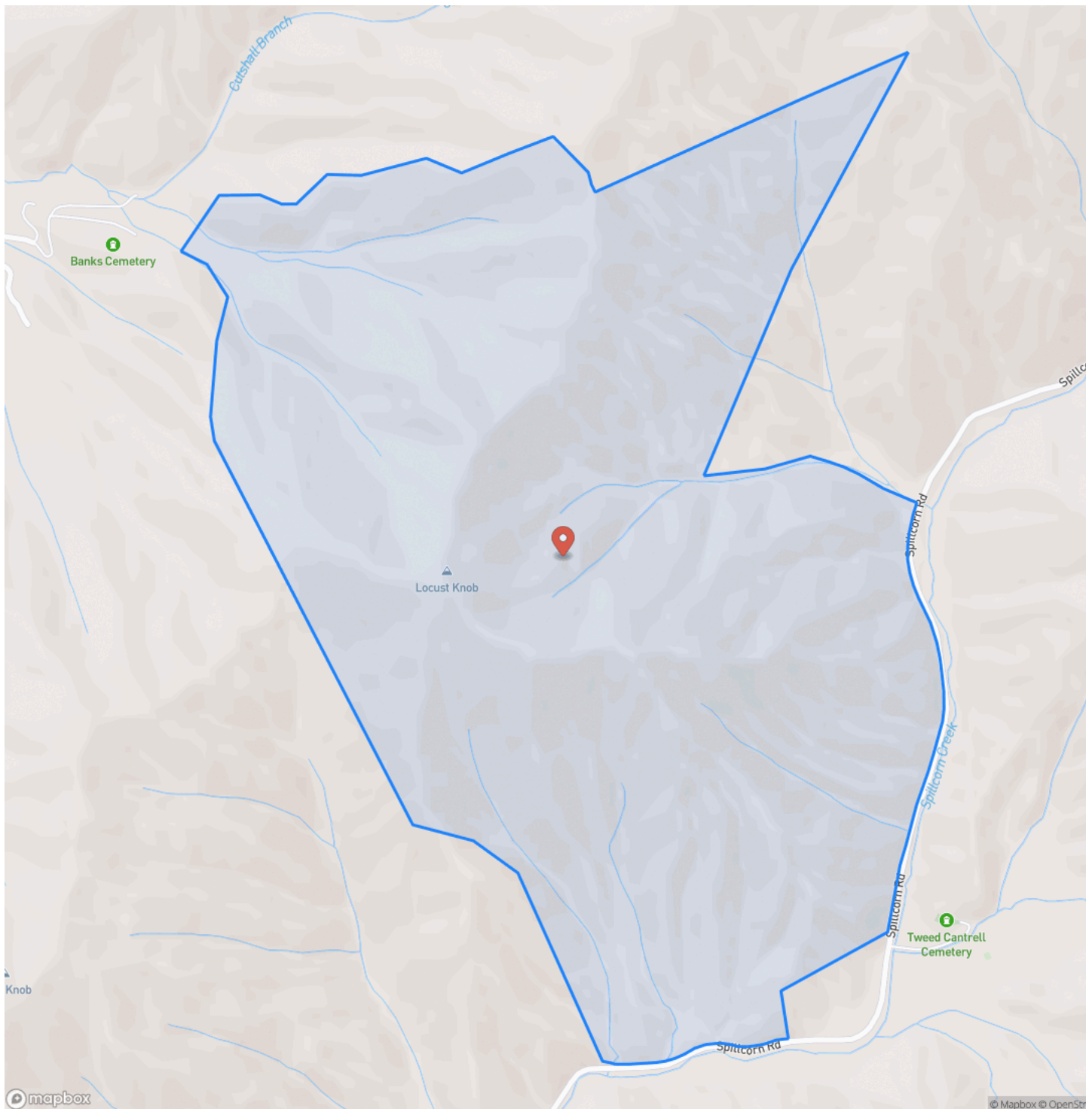
PROPERTY DESCRIPTION

Here is the perfect opportunity to own a substantial 474+/- acre tract of beautiful, forested Appalachian mountain land! The property's diverse terrain provides a perfect combination of recreation, privacy, and natural beauty. Miles of private ridgelines, an established ATV road network, natural springs, creeks, rock outcroppings, and expansive long-range mountain views can be found throughout the tract. The high point of the property encompasses private ownership of Locust Knob, reaching approximately 3,500 feet in elevation. Approximately 400+/- acres of the original tract are protected by a conservation easement, which allows for building envelopes in select locations, while the remaining acreage has no known restrictions. The property adjoins larger undeveloped tracts, creating an excellent wildlife habitat for deer, turkey, bear, bobcat, and a variety of other wildlife. Nearby waterways, including Spillcorn Creek, the Laurel River system, and the French Broad River, provide opportunities for trout fishing and other outdoor recreation. Multiple access points add convenience, including two entrances from paved, state-maintained Spillcorn Road, access from Lisenbee Road, and another entrance via an easement off Cutshalltown Road. Despite its secluded mountain setting, the property is conveniently located approximately 20 minutes from Hot Springs and Marshall and about 45 minutes from Asheville. Call Jeff Norwood today at [828-788-1313](tel:828-788-1313) to schedule a showing!

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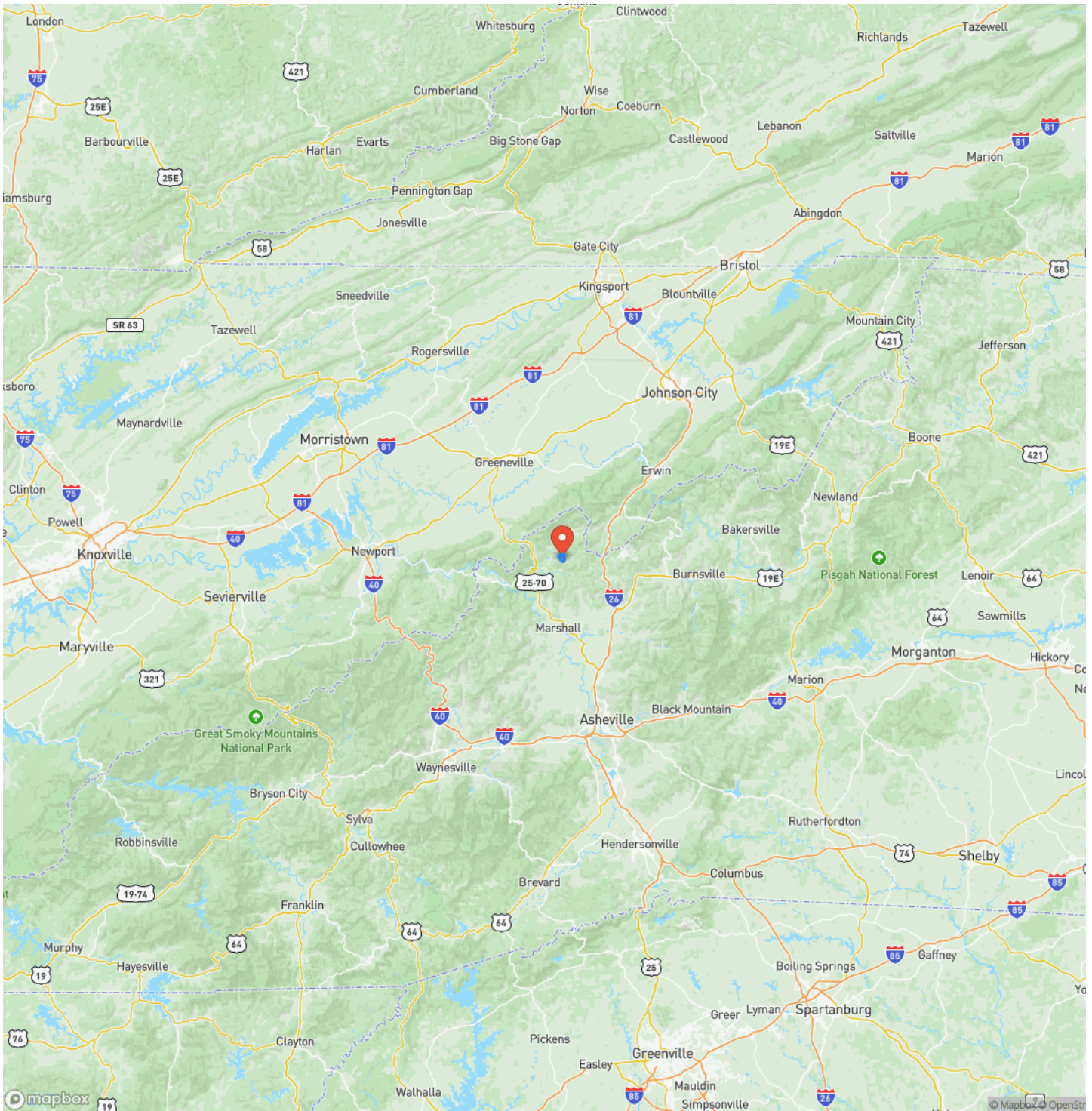


Locator Map



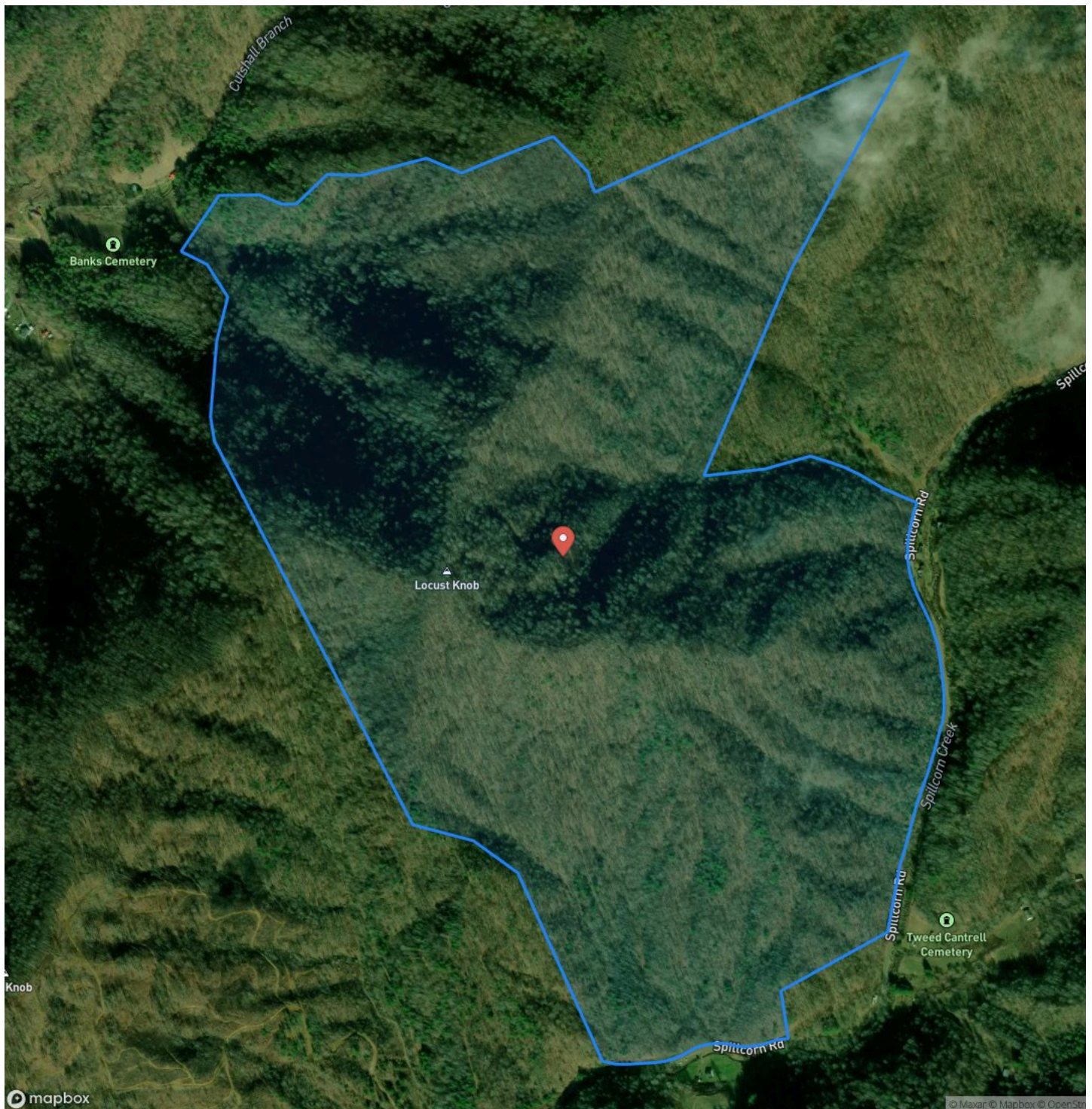
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Locator Map



474+/- Acres in Madison County!
Marshall, NC / Madison County

Satellite Map



**474+/- Acres in Madison County!
Marshall, NC / Madison County**

LISTING REPRESENTATIVE

For more information contact:



Representative

Jeff Norwood

Mobile

(828) 788-1313

Email

jnorwood@mossyoakproperties.com

Address

City / State / Zip

Bryson City, NC 28713

NOTES

[illegible]

MORE INFO ONLINE:

<https://mossyoakproperties.com/>

This image shows a single 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.



<https://mossyoakproperties.com/>

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.

Mossy Oak Properties Carolina Timber and Realty

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Sylva, NC 28779

(828) 477-4248

<https://mossyOakproperties.com/>

