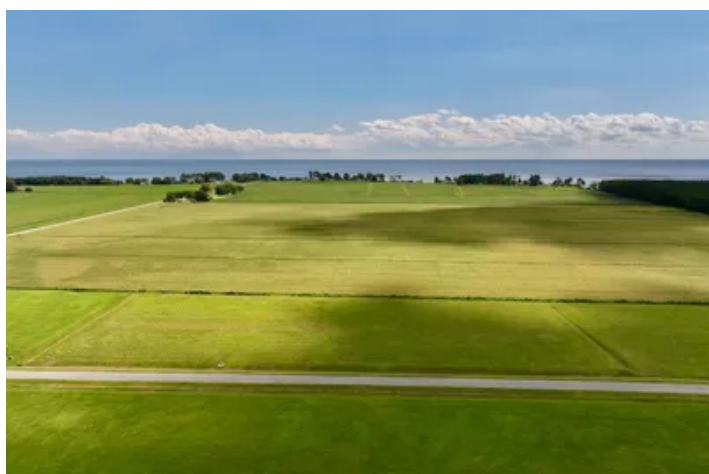


**UNDER CONTRACT!! 4.08 Acres of Residential Land For  
Sale in Perquimans County, NC!**  
Off Willet Way  
Hertford, NC 27944

**\$44,900**  
4± Acres  
Perquimans County



**UNDER CONTRACT!! 4.08 Acres of Residential Land For Sale in Perquimans County, NC!**  
**Hertford, NC / Perquimans County**

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**SUMMARY**

**Address**

Off Willet Way

**City, State Zip**

Hertford, NC 27944

**County**

Perquimans County

**Type**

Recreational Land, Commercial, Lot

**Latitude / Longitude**

36.108218 / -76.221719

**Acreage**

4

**Price**

\$44,900

**Property Website**

<https://www.mossyoakproperties.com/property/under-contract-4-08-acres-of-residential-land-for-sale-in-perquimans-county-nc-perquimans/north-carolina/88866/>



**UNDER CONTRACT!! 4.08 Acres of Residential Land For Sale in Perquimans County, NC!  
Hertford, NC / Perquimans County**

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**PROPERTY DESCRIPTION**

For immediate assistance with this listing call Billy McOwen at [252-305-6720](tel:252-305-6720)

**Looking for a beautiful lot with views of the Albemarle Sound? Located in Hertford, NC on the southeastern-most tip of Perquimans county, this beautiful development comes with the quaint country feeling while only being a short drive from town. Having a stunning view in the distance of both the Albemarle Sound and the Little River, this 4 acre property will make a beautiful location for a vacation home or a full time residence! Call Billy McOwen at [252-305-6720](tel:252-305-6720) to schedule a showing today!**

Welcome to this beautiful 4 acre lot in the serene subdivision, The Shores at Lands End! This subdivision has beautiful views of the Albemarle sound and Little River, a boat ramp, piers, pool, parks and a clubhouse!

This lot is located in Perquimans County in the town of Hertford, NC. Perquimans County is known for its hundreds of miles of shoreline, boating, fishing, agriculture and hunting. Fishing in the surrounding bodies of water can be excellent. Bass tournaments are held in the rivers weekly during the warmer months, while catching Perch and Crappie is best during the late summer. Fishing for Striped Bass and Trout in the Albemarle Sound is good during the Fall and Winter. The surrounding water is a continuous adventure to be had!

This subdivision was established in 2004 and has approximately 30 homes in the community!

Not only does this lot have views, it's location is still within a fair distance of restaurants, airports, shopping, and more!

-27 minutes to Hertford

- 34 minutes to Elizabeth City, NC

- 34 minutes to Elizabeth City Regional Airport

- 42 minutes to Edenton, NC

- 44 minutes to Northeastern Regional Airport

- 64 minutes to Chesapeake, VA

This property does have a yearly HOA fee of \$800 a year which includes the use of recreational amenities and services needed to maintain the community.

A \$100 transfer of ownership fee must be paid to SLEHOA at closing by the buyer.

There are restrictions and covenants for this community as well to maintain the quality and consistency of single family residences. For this lot the minimum heated square footage of a residential dwelling must be 2,200 square feet. No manufactured homes, or mobile homes are allowed in this community.

This property is totally out of all FEMA flood zones!

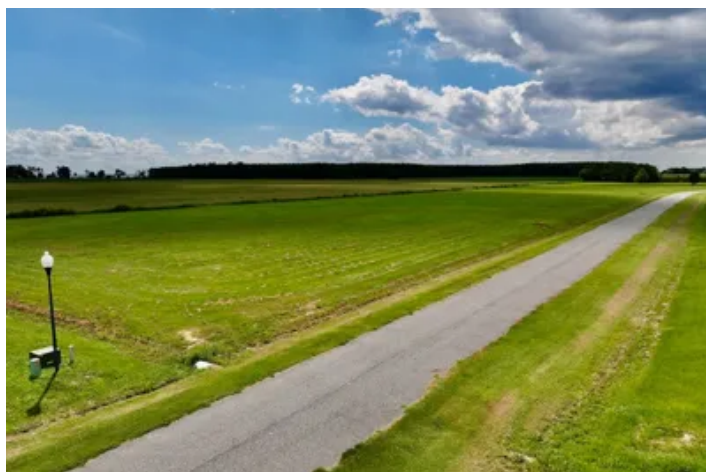
If you have been looking to be close to the sound, in a peaceful established subdivision, this lot has so much to offer! Do not miss the chance to be a part of it!

For more information on this and other land for sale in Perquimans County, contact Billy McOwen at [252-305-6720](tel:252-305-6720) or by email at [bmcowen@mossyoakproperties.com](mailto:bmcowen@mossyoakproperties.com), or visit [landandfarmsrealty.com](http://landandfarmsrealty.com).

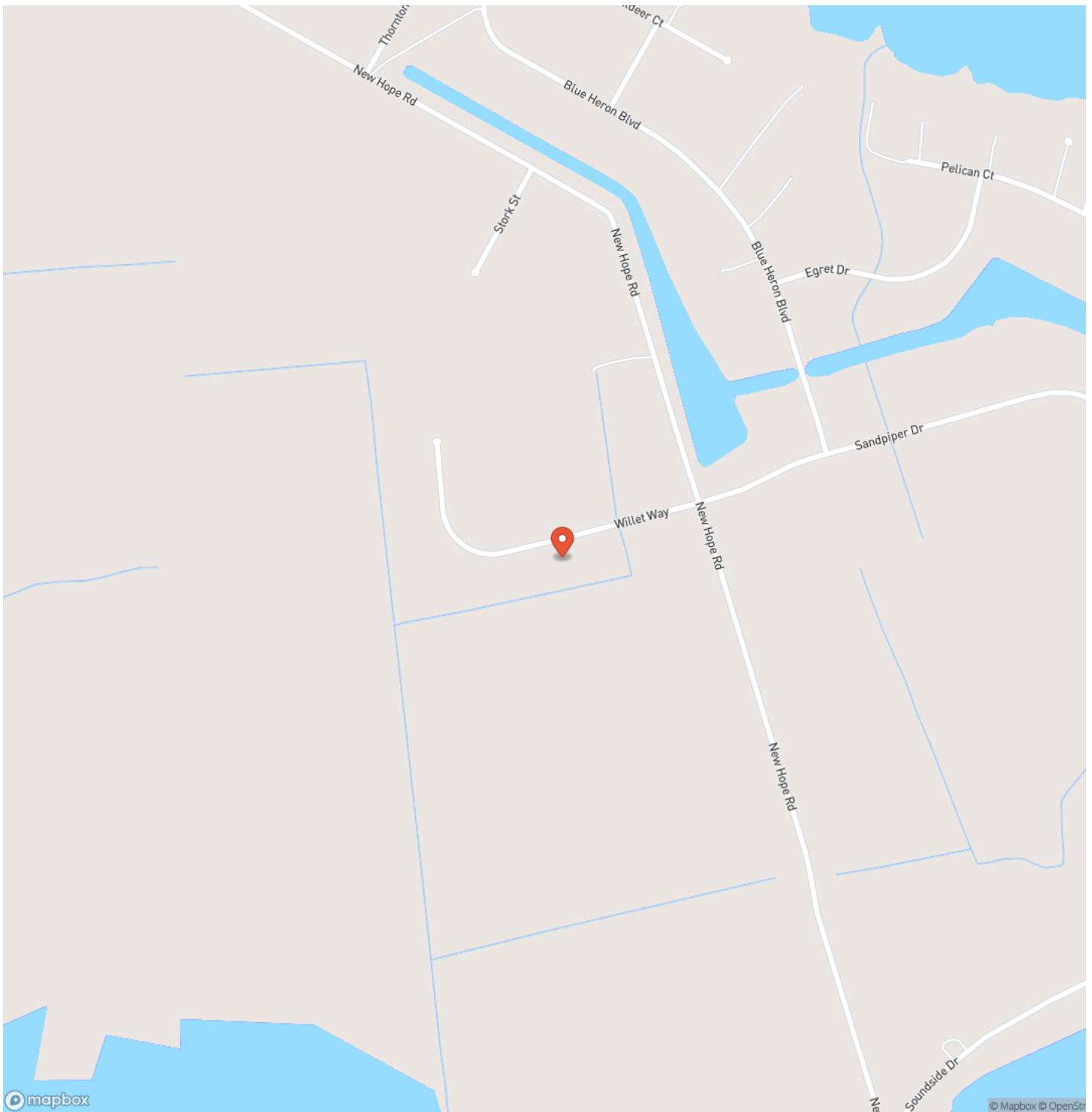


**UNDER CONTRACT!! 4.08 Acres of Residential Land For Sale in Perquimans County, NC!**  
**Hertford, NC / Perquimans County**

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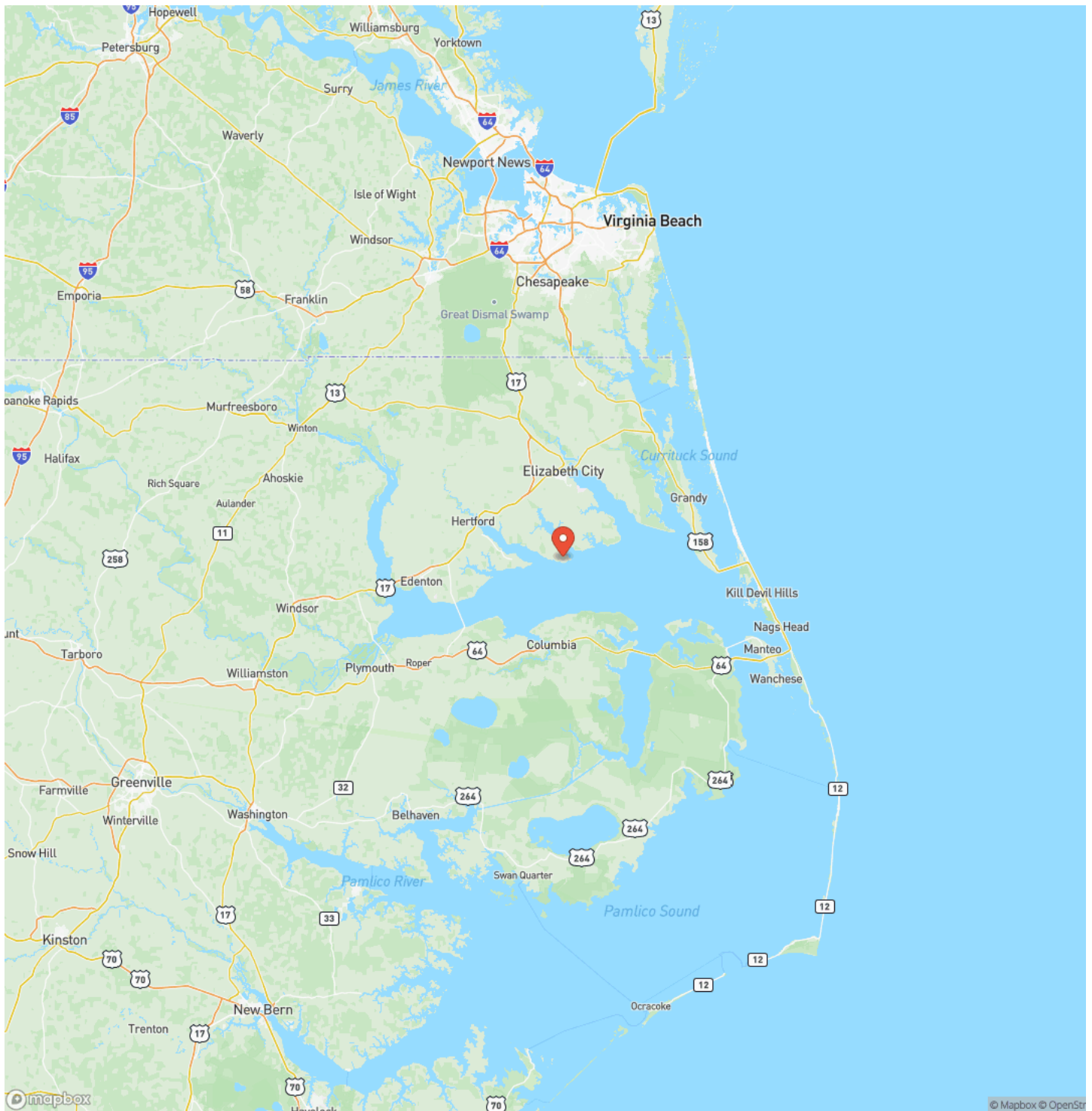


## Locator Map



**UNDER CONTRACT!! 4.08 Acres of Residential Land For Sale in Perquimans County, NC!**  
**Hertford, NC / Perquimans County**

## Locator Map



UNDER CONTRACT!! 4.08 Acres of Residential Land For Sale in Perquimans County, NC!  
Hertford, NC / Perquimans County

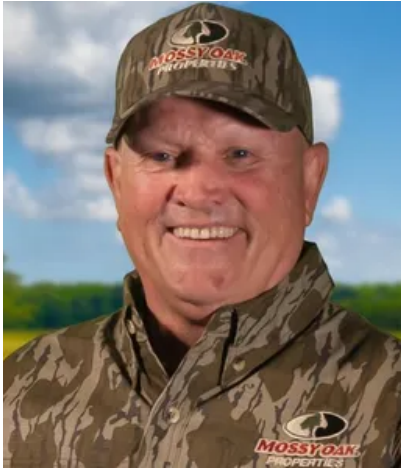
## Satellite Map



## UNDER CONTRACT!! 4.08 Acres of Residential Land For Sale in Perquimans County, NC! Hertford, NC / Perquimans County

## LISTING REPRESENTATIVE

**For more information contact:**



### Representative

Billy McOwen

## Mobile

(252) 305-6720

## Email

bmcowen@mossyoakproperties.com

## Address

626 Lewis Road

## City / State / Zip

Fountain, NC 27859

## NOTES

[illegible]

## 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.



**MORE INFO ONLINE:**  
**[www.landandfarmsrealty.com](http://www.landandfarmsrealty.com)**

## **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.

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Manteo, NC 27954  
(844) 480-5263  
[www.landandfarmsrealty.com](http://www.landandfarmsrealty.com)

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