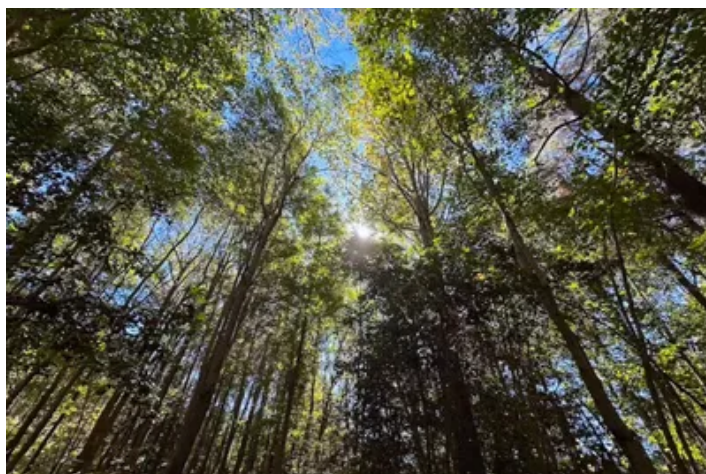


**UNDER CONTRACT!! 45 Acres of Farm and Hunting Land
for Sale in Suffolk Virginia!**
Off of Cypress Chapel Rd
Whaleyville, VA 23434

\$225,000
45.5± Acres
Suffolk County



UNDER CONTRACT!! 45 Acres of Farm and Hunting Land for Sale in Suffolk Virginia!
Whaleyville, VA / Suffolk County

SUMMARY

Address

Off of Cypress Chapel Rd

City, State Zip

Whaleyville, VA 23434

County

Suffolk County

Type

Farms, Hunting Land, Timberland, Recreational Land,
Undeveloped Land

Latitude / Longitude

36.624528 / -76.625724

Acreage

45.5

Price

\$225,000

Property Website

<https://www.mossyoakproperties.com/property/under-contract-45-acres-of-farm-and-hunting-land-for-sale-in-suffolk-virginia--suffolk-virginia/115121/>



UNDER CONTRACT!! 45 Acres of Farm and Hunting Land for Sale in Suffolk Virginia! Whaleyville, VA / Suffolk County

PROPERTY DESCRIPTION

Great opportunity for that custom home site or weekend getaway in the country nestled amongst crop fields and timber lands!

Great opportunity for a working farm in the countryside of Suffolk. It is the spot for that custom home site or weekend getaway you have been wanting in the country. Great tract for hunting, camping, shooting, and everything else country living offers. Located down a private lane it offers quiet as well as seclusion. 5.5 cleared acres of productive crop land with the rest being mostly replanted 25 year old pines. There are also 2 swamp runs that run along the property line that offers a variety of mixed hardwood timber and provides the edges that wildlife love. Wildlife abounds on this tract nestled in an area surrounded by crop fields of peanuts, corn, and soybeans and other large wooded tracts. Cypress swamp, which is only a third of a mile away, adds to the diverse landscape in the area that attracts and supports many types of critters. Less than 15 minutes to downtown Suffolk where you can find shopping, banking, gas, restaurants, and a hospital. Also convenient to the southern by-pass where you can make it to all of Hampton Roads without a signal light. Ingress/egress is to be provided by deed to match recorded plat.

Suffolk is located in the Hampton Roads metropolitan area which also includes the independent cities of Chesapeake, Hampton, Newport News, Norfolk, Portsmouth, and Virginia Beach, as well as other smaller cities, counties, and towns of Hampton Roads. With miles of waterfront property on the Nansemond and James River, present day Suffolk was formed in 1974 after consolidating with Nansemond County and the towns of Holland and Whaleyville.

Suffolk was founded by English colonists in 1742 as a port town on the Nansemond River in the Virginia Colony. Originally known as Constant's Warehouse, for John Constant, Suffolk was renamed after Royal Governor William Gooch's home of Suffolk, a county in East Anglia, England. Before European contact, indigenous American tribes lived in the region for thousands of years. At the time of English settlement, the Nansemond Indians lived along the river. In the early colonial years, the English cultivated tobacco as a commodity crop, but later turned to mixed farming. It became the county seat of Nansemond County in 1750.

Early in its history, Suffolk became a land transportation gateway to the areas east of it in South Hampton Roads. Before the American Civil War, both the Portsmouth and Roanoke Railroad and the Norfolk and Petersburg Railroad were built through Suffolk, early predecessors of 21st century Class 1 railroads operated by CSX Transportation and Norfolk Southern, respectively. Other railroads and later major highways followed after the war.

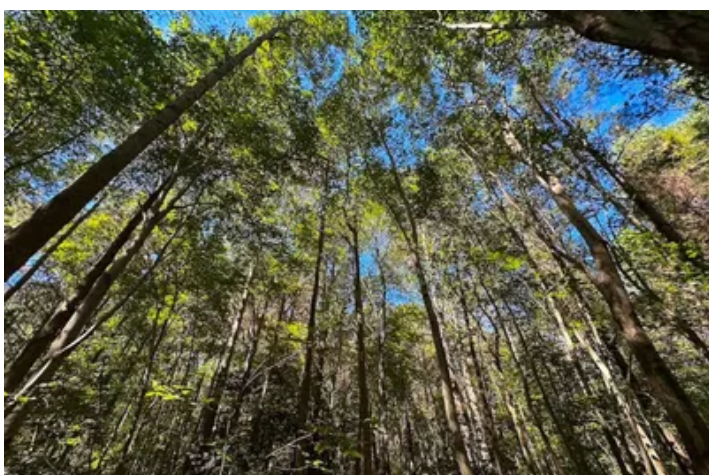
Suffolk became an incorporated town in 1808. In 1910, it incorporated as a city and separated from Nansemond County. However, it remained the seat of Nansemond County until 1972, when its former county became the independent city of Nansemond. In 1974, the independent cities of Suffolk and Nansemond merged under Suffolk's name and charter.

Peanuts grown in the surrounding areas became a major industry for Suffolk. Notably, Planters' Peanuts was established in Suffolk beginning in 1912. Suffolk was the 'birthplace' of Mr. Peanut, the mascot of Planters' Peanuts. For many years, the call-letters of local AM radio station WLPM stood for World's Largest Peanut Market.

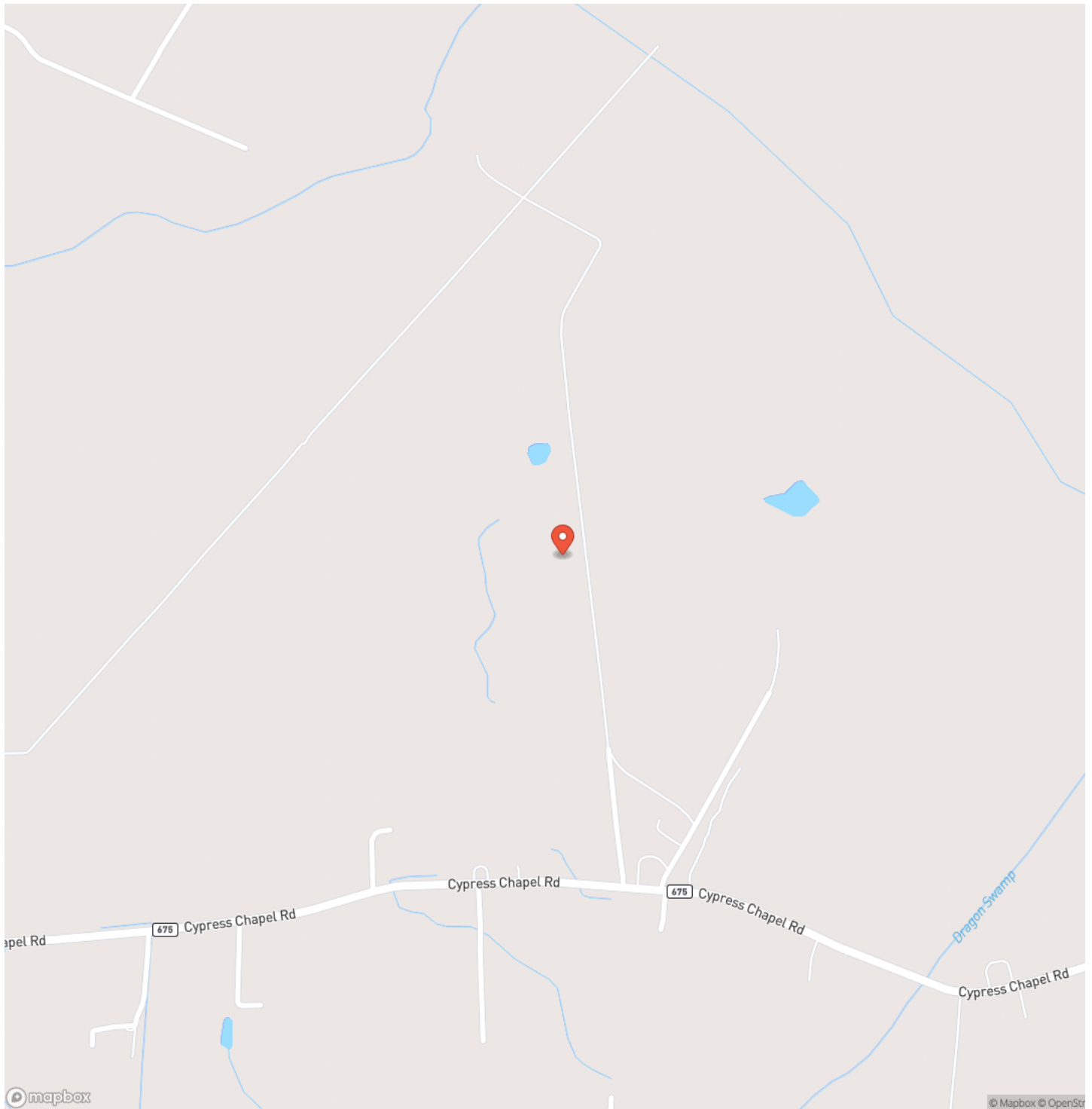
Call Wren Sim at [757-508-3432](tel:757-508-3432) or Danny Graham at [757-613-6059](tel:757-613-6059) to schedule a showing today!

For more information on this and other land for sale in Suffolk County, contact Danny Graham at [\(757\) 613-6059](tel:757-613-6059) or by email at dgraham@mossyoakproperties.com, or visit landandfarmsrealty.com.

UNDER CONTRACT!! 45 Acres of Farm and Hunting Land for Sale in Suffolk Virginia!
Whaleyville, VA / Suffolk County

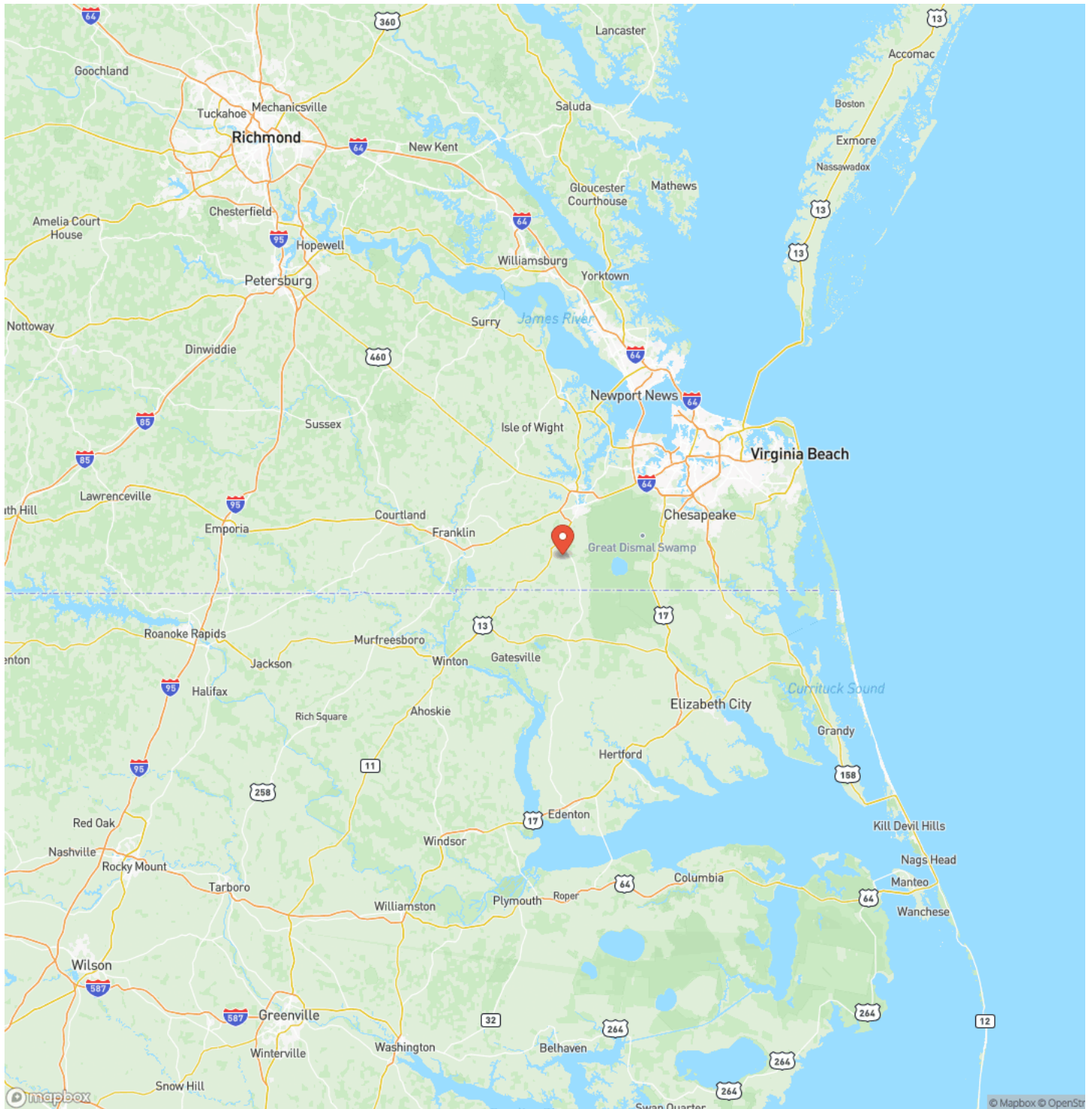


Locator Map



**UNDER CONTRACT!! 45 Acres of Farm and Hunting Land for Sale in Suffolk Virginia!
Whaleyville, VA / Suffolk County**

Locator Map



UNDER CONTRACT!! 45 Acres of Farm and Hunting Land for Sale in Suffolk Virginia!
Whaleyville, VA / Suffolk County

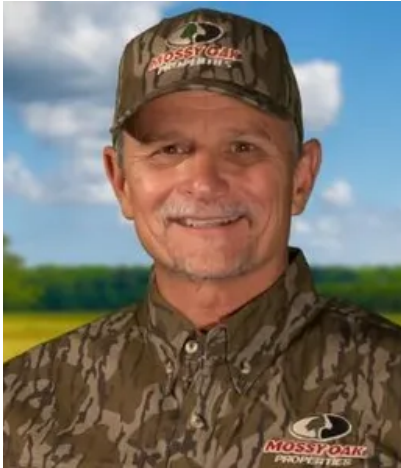
Satellite Map



UNDER CONTRACT!! 45 Acres of Farm and Hunting Land for Sale in Suffolk Virginia! Whaleyville, VA / Suffolk County

LISTING REPRESENTATIVE

For more information contact:



Representative

Danny Graham

Mobile

(757) 613-6059

Email

dgraham@mossyoakproperties.com

Address

601 N Mechanic St Ste 310

City / State / Zip

Franklin, VA 23851

NOTES

[illegible]

[illegible]

<https://www.mossyoakproperties.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.

Mossy Oak Properties Land and Farms Realty
101 Budleigh Street, Suite F
Manteo, NC 27954
(844) 480-5263
<https://www.mossyOakproperties.com/>

