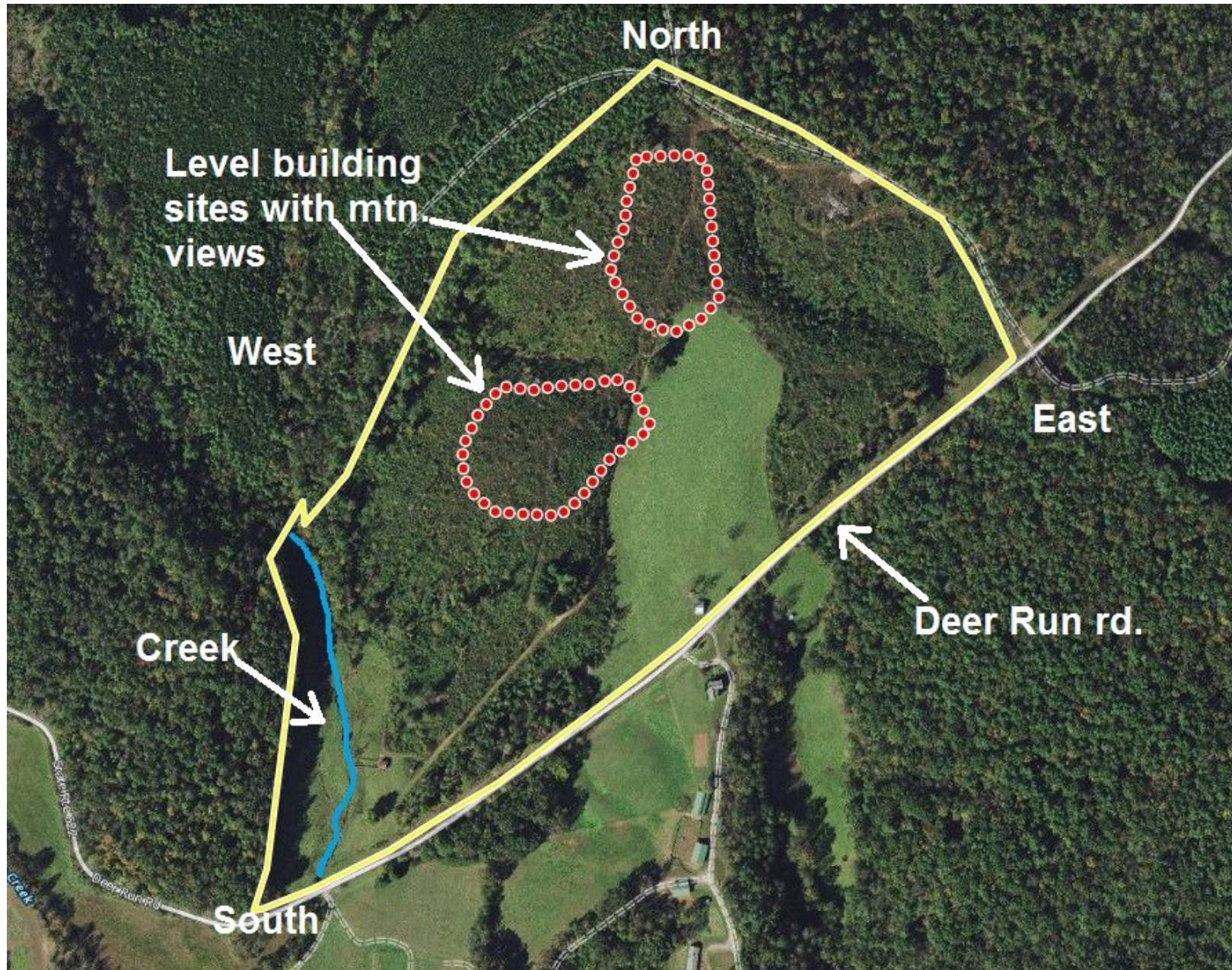


Land For Sale!

69.67 Acres - \$195,076

Deer Run Rd. Ferrum, VA (Patrick Co.)

Directions-From Woolwine turn right onto Hwy-40, go approx. 6 mi. and turn onto Deer Run rd, go approx. 2.5 mi. and property is on your right.



Scott Jensen

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Stuart, Virginia 24171

LAND INFO

Total Acres	69.67
Price Per Acre	\$2,800
Cleared Acres	17
Wooded Acres	52.5
Topography	Level, Rolling Land
Creek/Stream	Spring Fed Creek
Pond	No
Misc. Buildings	Old Barns
Fencing	Yes
Easement	No
Road Frontage	3,000 Ft. Of State Maintained Frontage On Deer Run Road
Main Road Type	Gravel
Road Maintenance Agreement	No
Deed Restrictions	No
Surveyed	Yes
Documents Available	Survey, Aerial Photo, Topo Map
Subdivision	No
Zoning	N/A
Flood Zone	No

Price & Address

Price	\$195,076
Reference #	L-122va
MLS #	
Address	Deer Run Road
Town	Ferrum
State	Virginia
County	Patrick
Zip Code	24088

SCHOOL INFO

Elementary	Woolwine
Middle	
High	Patrick High

UTILITIES

Electric	Power Pole on Property
Phone	None
Cable	None
Gas	None
Water	None
Septic	None

TAX & PARCEL INFO

Tax Year	2020
Tax Rate	.68 Per 100
Tax Value	\$107,100
Annual Taxes	\$728.28

Parcel #	5018-5
Deed Bk & Pg	Book- 275,Page-59

ADDITIONAL INFO

Home Owners Association Fee:
No

Owners Financing Available: No

REMARKS

69.67 surveyed acres of land for sale in Patrick County Virginia. 17 acres of pasture land already fenced for cattle/horse with the rest in woods.

Approx. 3,000 ft. of road frontage on state maintained Deer Run rd. and several nice building sites with beautiful mountain views looking South at the Bull Mountain Range and NW towards the Blue Ridge Parkway. Nice small creek with a good strong flow on the West end of the property would make a nice area for a pond site!

Priced to sell at \$195,076 (\$2,800/ac)

For more info or to schedule a land showing call today! 276-952-7400



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