

SOLD



Coley Store Road Farm and Timber!

188.23 +/- Acres | Stanly County, NC



ADDRESS

20806 Coley Store Rd
Locust, NC 28097

LOCATION

Coming from Charlotte, take Hwy 24/27 east towards Albemarle, turn left onto Coley Store Rd in Locust, NC, go three miles and the property will be on both the left and right side of the road.

PROPERTY SUMMARY

Welcome to a truly exceptional real estate opportunity in Locust, North Carolina! This picturesque property encompasses a sprawling 188+/- acres, offering a blend of natural beauty and investment potential. Situated on both sides of Coley Store Road, this land is divided into 39+/- acres to the north and 146+/- acres to the south (over 1/2 mile of frontage on Coley Store Rd). There is a charming tenant-occupied farmhouse that adds a touch of history and character to the property. Sold "as-is," the farmhouse presents an opportunity for renovation and customization to your liking. Approximately 60 acres of fertile, open agricultural fields and 120+/- acres are graced with a lush canopy of mature timber, ensuring both a harmonious coexistence with nature and a potential source of income from timber harvesting. The property is a haven for whitetail deer and turkey. There is a 1.75+/- acre farm pond. The AG fields are leased to a local farmer year to year. The farmer is open to continuing.

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