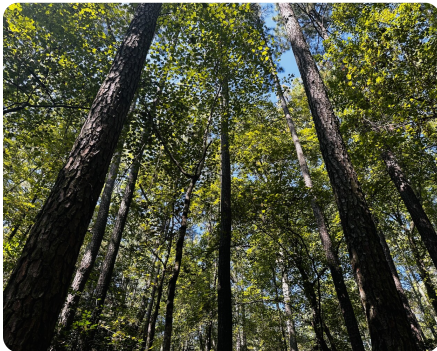




Incredible Mature Hardwood Parcel

109 +/- Acres | Gloucester County, VA | \$420,000



ADDRESS

0-0 Pampa Road
Petsworth
Gloucester, VA 23061

LOCATION

Located minutes from Pampa and east of Route 17 between Saluda and Gloucester. Access by arrangement from Woods Cross Road.

PROPERTY SUMMARY

This fabulous, secluded parcel is an ideal recreation or hunting parcel. The limited brush and undergrowth create the perfect environment for hiking, ATV'ing, and mountain biking. Catch sight of deer, turkey, quail, bobcats, and more as you walk across your land.

The mature, mixed timber was surveyed in August 2024 (approx \$175,000), providing great data to help you decide whether to retain the trees or clear-cut/design-cut the timber. There are a good number of red oaks, white oaks, miscellaneous hardwoods and pines on the land.

A pretty, winding creek traverses the property, providing some opportunities for fishing and wading with the kids or dogs. The property has a 10 ft deeded and recorded easement from Woods Cross Rd.

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