



## SOLD!! 3 ACRE BUILDING SITE FOR SALE IN SOUTHAMPTON COUNTY VA!

### SOLD

All wooded building site in the countryside for your custom home site. Convenient to Rte 460 and still offering privacy and serenity.

Great opportunity for the country life with this 3 acre all wooded lot with 250 feet of road frontage and positive perk. Great lot for that custom home you want to build now or in a couple of years. You can wait on the home site that will grow in beauty along with the trees. 14-year-old pines now and easy to walk. Also great for a weekend getaway and just relax where an infinite number of stars shine at night. This lot was just approved by local board. Sale contingent upon recording new plat in the clerks office. Only a couple minutes from Ivor and then up or down Rte. 460 to Richmond area or to Hampton Roads. Call Danny Graham at 757-613-6059 or email him at [dgraham@mossyoakproperties.com](mailto:dgraham@mossyoakproperties.com) to discuss or set up a time to see.

Since the first settlers landed at Jamestown over 400 years ago and planted crops to sustain themselves through the winters, agriculture has been at the heart of Virginia and Southhampton County. Founded in 1749, Southhampton County, owes its rich heritage to agriculture and forestry. Southhampton County is home to the Nottoway River, 86 of Virginia's Century Farms and miles of sprawling landscape for hunting excursions and kayaking adventures.

A sprawling landscape boasts small towns waiting to be explored and more Century Farms than any other Virginia county. Numerous boat landings welcome casual boaters and fishermen. Hunters find abundant game and local outfitters who offer guides and comfortable lodges. Homes from the 1800's surround the classic courthouse and Courtland's quaint business district. The Rawls Museum Marts, part of the Virginia Museum of Fine Art, exhibits work by local, regional and nationally known artists. The gift shop features the work of local artisans-jewelry, pottery, glass, paintings and fine crafts.

On VA 58, set in some of Southhampton Countys lushest farmland, Capron is home to the Nottoway Indian Tribe of Virginias new museum, housed in a vintage Masonic Hall. Newsoms, a farming community and home of the giant peanuts, is also home for 130 exotic animals at Bart Path Acres Zoo and Animal Education Center. Meet Lenny the ring-tailed Lemur, Hug, the brown bear, and others at the learning center.

### MORE DETAILS

**Address:**  
Off Warrique Rd  
Ivor, VA 23866

**Acreage:** 3.0 acres

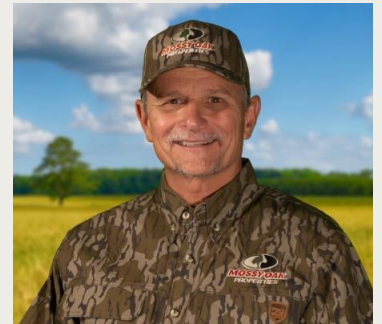
**County:** Southhampton

**MOPLS ID:** 54522

**GPS Location:**  
36.937600 x -76.884900

**PRICE: \$37,500**

### CONTACT AGENT



**DANNY GRAHAM**

AGENT

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