



## **SOLD!! 16.83 ACRES OF RECREATIONAL, HUNTING, OR RESIDENTIAL LAND FOR SALE IN CAROLINE COUNTY VA!**

### **SOLD**

**With plenty of creek access, trails, and mature hardwoods located just outside the hustle and bustle of the city, this property has everything you need for that perfect getaway!**

Mossy Oak Properties is pleased to present you the opportunity to acquire property in Caroline County, Virginia, near the unincorporated Town of Doswell, located in Hanover County, Virginia. This parcel located approximately 30-minutes from Richmond, Va., takes you just outside the reach of the States capital beltway, provides you the small community feel you're looking for, while keeping you close to all the modern conveniences you have come to appreciate and are accustomed too.

This 16.83-acre parcel of land boasts over 500' of road frontage along Middlebrook Dr, and approximately 325' of Mill Creek running along its back property line. The property is covered in stands of mature hardwoods, trails, and all the essentials you need to hunt, hike, four-wheel and/or build your dream home just out of sight, but within reach of the world around you. The entire property is covered with mature hardwoods, open spaces, and multiple trails suitable for ATVs winding through it. The property has rolling hills falling away to Mill Creek along its back boundary. The land along the creek is large enough for that perfect summer camping, swimming, and recreational spot under the canopy of the mature white and black oaks located along its bank. The bottom land running along the creek offers multiple overlooks along game trails with whitetail deer sign spotted throughout the property.

Within the stands of mature wood from front to back, this property offers all the essentials you need to hunt, hike, four-wheel and/or build your dream home just out of sight, but within reach of the world around you. If you are looking for a perfect opportunity to develop a property into a dream home site or as a recreational getaway from the metropolitan areas, this property is perfect to meet those needs. This property is perfectly located and ready to make it the place where memories are truly made and where they will always be remembered by you and your family for a lifetime.

With over 16-acres the possibilities are endless. -If you want to build your forever home, or simply visit to camp, hunt, hike and take in the outdoors then this property may be just what you're looking for and need! And, on those days when you just want to get away and take in some entertainment or the sights of the city you can visit the State Fair grounds for events or the annual State Fair located only 5 minutes away, or take a trip to Kings Dominion theme park located only 8 minutes away. The City of Richmond's event filled downtown is located approximately 30-minutes away with dining, shopping, and its historical features. You can also explore and/or hunt the Robert W. Duncan Wildlife Management Area too! -It's only 15-minutes away and offers over 1300 acres of public hunting and fishing land bordering the Mattaponi River. The opportunities are endless, seize them today!

If you are interested in obtaining more information on this listing or other land for sale in Southeast Virginia, contact Caleb Hooker by way of phone at 757-810-5303 or email at [chooker@mossyoakproperties.com](mailto:chooker@mossyoakproperties.com). Please feel free to visit our website [www.landandfarmsrealty.com](http://www.landandfarmsrealty.com) for additional details and other land offerings you may be interested in.

### **MORE DETAILS**

**Address:**

Off Middlebrook Dr  
Doswell, VA 23047

**Acreage:** 16.8 acres

**County:** Caroline

**MOPLS ID:** 23768

**GPS Location:**

37.843100 x -77.400500

**PRICE: \$129,900**

### **CONTACT AGENT**



**CALEB HOOKER**

**AGENT**

**(757) 810-5303**

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[chooker@mossyoakproperties.com](mailto:chooker@mossyoakproperties.com)

