



## SOLD!! 15.4 ACRES OF HUNTING AND RESIDENTIAL LAND FOR SALE IN PATRICK COUNTY VA!

**SOLD**

15.4 acres of hunting / recreational - well, septic, electricity- ready to build

Here is 15.4 acres of property for you to build your home or use for hunting. This property is just a short drive from the Blue Ridge Parkway in Ararat, VA in Patrick County VA. There is a flowing creek in the back of this property, that runs the width of the property. Along with the creek there is a well, septic hook up and electricity already on site, from where a house used to sit on the property. There is plenty signs of deer and turkey on this property if you desire to use this as a hunting property. At one point there used to be an orchard of peach trees planted on this property. There is some wooded and some open areas that make up this property. The property is only slightly sloped and no step terrain. This makes for a perfect location to build a dream home.

Patrick County is one of the great tourist areas of Virginia. Patrick County is Virginia's Gateway to the Blue Ridge Parkway, and is only minutes from Mabry Mill, the most photographed destination on the parkway. Historic Mabry Mill at mile post 176.1, on the Blue Ridge Parkway, serves breakfast all day, lunch and dinner so on a crisp fall morning, leaves changing, waking up on this gorgeous property and taking a short drive to visit Historic Mabry Mill and to see the changing of the leaves.

Patrick County is also the home of Fairy Stone State Park. Fairy Stone Park is the largest park of six original state parks that opened in 1936 and one of the largest to this day. The park is 4741 acres of hiking, biking and camping. Patrick County is also home to Primland Resort located in Meadows of Dan, VA. Primland is the place to visit for all your outdoor activities from bird hunting to ATV trail riding to golfing.-

### MORE DETAILS

**Address:**

Off Pine Spur Ln  
Ararat, VA 24053

**Acreage:** 15.4 acres

**County:** Patrick

**MOPLS ID:** 56833

**GPS Location:**

36.618800 x -80.575500

**PRICE:** \$72,900

### CONTACT AGENT



**CHRIS SHELTON**

AGENT

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