



## UNDER CONTRACT!! 5.34 ACRES OF HUNTING, RECREATIONAL, OR RESIDENTIAL LAND FOR SALE IN ISLE OF WIGHT COUNTY VA!

### WITHDRAWN

**Enjoy over 5 acres of beautiful recreational, hunting, and residential land filled with hardwoods on this rural, ridge top parcel just minutes from downtown Smithfield in Isle of Wight County!**

Mossy Oak Properties is pleased to present to you an excellent opportunity to own this 5.34 acre wooded parcel off Bethel Church Lane situated just outside of Smithfield, in Isle of Wight County, Virginia.- This lot offers everything you are looking for in a rural, secluded parcel that keeps you just minutes from the amenities of town. This parcel sits on a ridge line sloping downward from Bethel Church Lane, while offering a flat ridge top potential building site. This wooded lot affords you the opportunity to keep the trees and vegetation you want for privacy while still offering options for the layout of your new home.

This lot offers a peaceful and quiet environment with a 50-foot wide platted/recorded easement off Bethel Church Lane, no through traffic, and the security of neighbors all while maintaining the seclusion and privacy you have been looking for. The remainder of the parcel slopes downward through the hardwoods to a small creek running along the southern border of the property that feeds out to Blairs Creek and the Pagan River. If privacy is what you are looking for, this lot offers the secluded feeling, with adjoining lots already divided into 5+ acres parcels, keeping the rural setting you seek for your future home site.

If you are looking for that quick and easy hunting parcel, this lot is perfect for that early morning start or late afternoon after work trip to the stand. Tucked away off the main highways through town, this parcel with its mix of hardwoods, drainages and creek offers great travel corridors for whitetail deer and turkey traversing the area to the adjoining crop fields and cutover bedding areas of the adjoining parcels.

Looking for a night out of fine dining or entertainment from your new home site, or leaving the deer stand or turkey blind hungry, head to downtown Smithfield home to multiple locations for great local dining, along with a brewery and a distillery all within 15 minutes of this parcel! Looking for more options, Newport News and Hampton, Virginia are a quick 30 minutes away across the James River Bridge, while Norfolk and Virginia Beach are within 45 minutes to an hour drive away.

### MORE DETAILS

**Address:**

Off Bethel Church Lane  
Smithfield, VA 23430

**Acreage:** 5.3 acres

**County:** Isle of Wight

**MOPLS ID:** 25092

**GPS Location:**

36.983900 x -76.671900

**PRICE: \$88,500**

### CONTACT AGENT



**CALEB HOOKER**

AGENT

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