



SOLD!! 69.51 ACRES OF RECREATIONAL AND LAKE FRONT LAND FOR SALE IN MECKLENBURG COUNTY VA!

SOLD

69.51 acres with 5 lake front lots on Rudds Creek- 35 acres of tillable land- frontage on Rt 58- 1/4 mile from public boat launch. Call Johnny Seamster to schedule a showing at [434-294-6714](tel:434-294-6714).

69.51 acres of Recreational and Lake Front Land For Sale in Mecklenburg County VA! What a rare find. This property has road frontage on Rt 58 west about 10 minutes east of Clarksville VA. As you enter the property the road intertwines through a mature timber undercover going all the way to the lake front. There are approximately 35 acres of open tillable land that is currently planted in corn. The corn fields are a magnet for the deer, turkey and other small game.

The balance of the land is mature timber and planted loblolly pine providing a growing timber investment. There are 5 subdivided lake lots fronting Rudds Creek. All lots can have permitted floating boat docks. The Rudds Creek Landing for a day of lounging on the beach or launch your boat is about 1/4 mile away.

-Kerr Lake , officially-John H. Kerr Reservoir, also known as-Bugg's Island Lake is a-reservoir-along the border of the U.S. states of-North Carolina-and-Virginia. It is impounded by the-John H. Kerr Dam, constructed between 1947 and 1952 to produce-hydroelectricity-and to provide flood control. Kerr Lake is owned by the-US Army Corps of Engineers, and is the largest reservoir in Virginia. It is located in parts of-Vance,-Granville, and-Warren-counties in North Carolina, and-Mecklenburg,-Charlotte, and-Halifax-counties in Virginia. At its maximum capacity, it is one of the largest reservoirs in the Southeastern United States, covering approximately 50,000 acres and bordered by over 850 miles of shoreline. The lake is named for Congressman-John H. Kerr-of North Carolina, who supported the original creation of the lake.

The lake is an impoundment of the-Roanoke River-(also called the-Staunton River-in Virginia). The-Dan River-and several smaller creeks also feed the lake. The lake is upstream of-Lake Gaston. Just downstream from the John H. Kerr Dam, and visible from the viewing platform below the dam at Tailrace Park, lies Buggs Island, named for Samuel Bugg, an early settler. North Carolinians know this body of water as Kerr Lake, while Virginians know it as Buggs Island Lake or Buggs Island Reservoir.

The large lake is widely popular with both North Carolinians and Virginians for fishing and recreational purposes. For fishing, the lake has an abundance of-large-mouth bass,-striped bass-(the only certified lake in Virginia to have a naturally reproducing population),-crappie,-catfish-and-bluegill. Camping is also a popular activity, with many campsites (run by the Army Corps of Engineers, North Carolina State Parks and Virginia State Parks) lining the shore including Kimball Point, North Bend Park, County Line, Hibernia, and others. Campsites for both tents and RVs are available. Jet-skiing and water-tubing occur often on the lake. Recreational motor boating and sailing also occur on the lake, with four privately operated marinas available: Steele Creek and Satterwhite Point in North Carolina, along with Clarksville, and Rudds Creek in Virginia. These marinas have rental slips for sail and motor boats, with additional amenities including fuel docks, marina stores, and some organized yacht clubs. The Carolina Sailing Club stages monthly regattas for several-one-design-sailing classes from April through October.

So if you're looking for a nice farm fronting Kerr Lake this is a must see. Shown by appointment only.

Links of interest:

Kerr Lake shore line link-

<https://www.saw.usace.army.mil/Locations/District-Lakes-and-Dams/John-H-Kerr-1/Shoreline/>

MORE DETAILS

Address:

Off Hwy 58
Boydton, VA 23917

Acreage: 69.5 acres

County: Mecklenburg

MOPLS ID: 31203

GPS Location:

36.660720 x -78.431863

PRICE: \$799,000

CONTACT AGENT

