



## SOLD!! 14.9 ACRES OF TIMBER AND RECREATIONAL LAND FOR SALE IN JOHNSTON COUNTY NC!

### SOLD

**Featuring 190 +/- feet of road frontage, Moccasin Creek frontage, tall timber and easy accessibility! This tract has everything you need for an affordable investment and recreational property with homesite potential.**

14.9 Acres of Timber and Recreational Land for Sale in Johnston County NC! The property is entirely wooded and features a mix of hardwood trees as well as pine trees. The tract has 190 +/- feet of road frontage on Campground Road. Moccasin Creek runs along the boundary on the eastern side of the property. When the water levels are up, the creek does meander onto and off of the property. Usually, the water levels are only a foot or two deep and are a hub of activity for wildlife. Turkey and deer tracks were seen along the creek bank. The land does have pockets of low-lying areas that tend to hold water during certain times of the year, especially when there have been higher precipitation levels. Roughly 30-40% of the property is encompassed within the FEMA 100 year floodplain.

There is homesite potential, but no soil evaluations have been done on the property to determine the septic system suitability. The best place for a homesite would likely be towards the rear of the property where no acreage is encompassed in the FEMA 100 year floodplain but some vegetation and trees would need to be cleared to access that portion of the property.

As the property sits now, it's a fantastic hunting and recreational property. Ducks, deer, and turkey can occasionally be seen on the property and there is plenty of room to ride ATVs, horses, shoot, and even fish the creek.

From the property you are less than 2 miles from the town of Selma (<https://selma-nc.com>), less than one mile from an I-95 interchange, 10 minutes from Smithfield (<https://www.smithfield-nc.com>), 25 minutes from Goldsboro (<https://www.goldsboronc.gov>), and 35 minutes from Raleigh (<https://www.visitraleigh.com>).

"Located halfway between New York City and Daytona Beach, Florida along the I-95 corridor, the Town has been able to attract considerable tourism traffic with its abundant lodging, shops and restaurants. The historic central business district, known as Uptown Selma, serves as a major attraction for antique lovers and heritage tourism enthusiasts. Residents and visitors alike enjoy the quaint shops, fine eateries, cultural and entertainment offerings that make the downtown district an exciting and vital part of the Town's overall charm and appeal. Specializing in antiques, the many locally-owned and operated shops offer something for everyone—from the casual buyer to the serious collector. Restaurants offer a wide selection of choices including the soda fountain at the local drug store. The historic Rudy Theatre offers some of the finest entertainment in the Mid-Atlantic region, and annual festivals and special events throughout the year celebrate the history and culture of the area." - <https://selma-nc.com>

For a birds eye view of the property visit our "MAPRIGHT mapping system. Simply copy and paste this link into your browser (<https://mapright.com/ranching/maps/9702f74f03e2f0477f66261a752208f1/share>) and then click on any of the icons to see photographs taken from those exact locations as well as drone photos taken from the air. Click around and change the base layers to view shaded relief or hydrology maps of the area.

### MORE DETAILS

**Address:**

Off Campground Road  
Dunn, NC 27576

**Acreage:** 14.9 acres

**County:** Johnston

**MOPLS ID:** 57659

**GPS Location:**

35.529700 x -78.257900

**PRICE: \$45,000**

### CONTACT AGENT



**ANDREW WALTERS**

CO-OWNER/VICE PRESIDENT

**(252) 904-3184**

**(844) 480-5263 (LAND)**

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

