



## SOLD!! 625 ACRE WATERFRONT HUNTING AND TIMBERLAND FOR SALE IN CHOWAN COUNTY NC!

**SOLD**

For immediate assistance with this listing call Billy McOwen at 252-305-6720.

**DUCKS - BUCKS - BEARS! Fantastic Hunting Tract with over 2 miles of river frontage on the Chowan River near Edenton, NC! One of a kind location, loaded with wild game, great timber investment quality, all for a great price! Call Billy McOwen at 252-305-6720 to schedule a showing today!**

DUCKS - BUCKS - BEARS and this tract is loaded with all three! Located off Emperors Landing Rd, in Edenton, NC this Chowan Riverfront hunting tract is truly one of a kind for the price! Over 2 miles of River frontage, access off the paved road and endless possibilities for hunting and recreational uses make this offering very unique. Have you been dreaming of a large waterfront tract to enjoy for recreational purposes, then this property is perfect for you!

Hunting has a rich heritage in Chowan County. It remains one of the most popular outdoor activities today. Chowan County strives to continue to support hunting as a sport here while respecting the rights of the public and landowners. Game laws as enacted are continuously enforced by the State of North Carolina and Chowan County in order that everyone can enjoy the outdoors. Chowan County hosts spectacular populations of Whitetail Deer, Black Bear, Wild Turkey and a variety of Waterfowl species. Chowan County truly is a Sportsman's Paradise!

Do you enjoy fishing? The Chowan River has everything to offer the avid angler. The Chowan River is diverse and provides a multitude of different ways to catch bass. And not just any ol bass, I'm talking giant bass weighing up to 10 pounds. The Chowan River is often referred to as a hidden gem in North Carolina. It really doesn't get as much exposure as some other fisheries in the state, but by looking at tournament weights it's obvious it can compete with any other fishery in the state in terms of both quality of bass and quantity.

The river was first named in 1584 and is identified as one of the three oldest surviving place names in the United States. For more than 200 years, the Chowan served as the dominant transportation corridor linking plantations and farms to the port of Edenton, the first permanent English settlement in North Carolina. The river flows 50 miles to the Albemarle Sound after it is formed near Franklin, Virginia when the Blackwater and Notoway Rivers merge.

More about the area... The beautiful Coastal Town of Edenton, North Carolina is nestled along the shores of the Albemarle Sound and Edenton Bay, is an architectural masterpiece boasting hundreds of 18th century homes. The charming waterfront town offers an abundance of historical landmarks, local delicacies, and rich cultural experiences. Today, we celebrate our past, look forward to the future, and welcome people from all over the world to what has been named the prettiest small town in the South.

In addition to touring its many historic sites, Edenton offers countless other attractions as well. There are a plethora of walking and hiking trails available to explore while admiring stunning views of the area's picturesque scenery. With its location on the waterfront, Edenton also provides endless opportunities for activities on the water, like sailing, cruises, kayaking, and canoeing.

### MORE DETAILS

**Address:**

302 Emperors Landing Rd  
Edenton, NC 27932

**Acreage:** 625.0 acres

**County:** Chowan

**MOPLS ID:** 48526

**GPS Location:**

36.069461 x -76.680344

**PRICE: \$679,900**

### CONTACT AGENT



**BILLY MCOWEN**

**OWNER/PRESIDENT**

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