



## 0 JUANITA AVENUE, AYDEN, PITT

**SOLD**

This 17.1 ac +- Eastern North Carolina Pitt County farm is feature rich with homesite and development potential. It's located adjacent to the Ayden City Limits. Just minutes from the farm is the new bypass which exits near the medical district and avoids the early morning Greenville traffic congestion. Ayden is a small quiet community with all the amenities you will need. Grocery stores, restaurants, post office, movie theatre, schools, auto dealerships, Christian churches, and many more entities and businesses are nearby. A family recreation park is also very close.. Ayden, Winterville and Greenville offer just about anything a family would need. County and City services are robust with police, fire and medical services all very close. This farm is registered with the USDA/FSA showing 7.09 acres of tillable land. This property has predominantly good soils for cultivation. The remaining 10.01 ac +- of timberland is a mixture of pine and hardwoods providing habitat for whitetail deer and small game. The fields have an appealing contour and are well drained. 1350' of road frontage provides many options for entry and exit. This farm would be ideal for a quiet single family residence with plenty of acreage to accommodate horses, dogs, cows and also provide plenty of space for outdoor family recreational activities. County water runs down Juanita Avenue and sewer is within eye-site. The back of the property is partly wooded with line trees at the back of the field. The timberland provides cover for local wildlife and could be groomed to accommodate many outdoor activities.

### MORE DETAILS

**Address:**

0 Juanita Avenue  
Ayden, NC 28513

**Acreage:** 17.2 acres

**County:** Pitt

**GPS Location:**

35.479361 x -77.419885

**PRICE: \$136,700**