



SOLD!! 44.94 ACRES OF HUNTING LAND WITH HOMESITE FOR SALE IN WILSON COUNTY NC!

SOLD

For immediate assistance with this listing call Wyatt Fountain at 252-702-0750.

44.94 ac Waterfront Residential Homesite - Waterfowl, Fishing, Deer, Bear and Turkey!-Call Wyatt Fountain at 252-702-0750 to schedule a showing today!

44.94 acres of Waterfront, Hunting & Residential Land for sale in Wilson County, NC, off Cattail Road!

44.94 acres +/- of Wilson Counties finest waterfowl, deer, turkey and bear habitat. -This RARE FIND waterfront homesite is approximately two acres, wooded, that is suitable for a four bedroom home. -If you like hunting big deer, turkeys, ducks and geese in a variety of settings from planted pine, to hardwoods, to swamp and creek bottom, then look no further. -This property has and holds the wildlife on land and water and gives a hunter every opportunity to harvest big whitetail deer, turkey, bear and waterfowl. -Situated just outside Elm City and only minutes from Wilson and HWY 264. -Raleigh is less than an hour away and Greenville is about 30 minutes. -This tract has a nice shape bordering over 2500' of Cattail Swamp Creek on one side and a straight property line bordering farmland on the other. -670' of road frontage includes an entryway that is gated. -Planted pines run all the way to the road. -This property holds deer, turkey and bear that seek cover in the young planted pine and feed in the adjacent fields. -Deer walk the swamp edge in the cover of planted pines and hardwoods scattered along the edges. -Geese and ducks have a variety of settings from open large areas of swamp and creek to areas of pure swamp with more cover. - A powerline crosses the property that could serve as an almost two acre shooting lane and potential food plot for rifle or bow hunters. If you are a bow hunter, the almost 16 acres of planted pines are a perfect hide to ambush your next trophy whitetail. -If you enjoy canoeing and fishing there are many places to launch and drift Cattail Swamp from bridge to bridge. - The planted pine has not had its first thinning and the pines are growing fast and appreciating every day. -

Wilson County sits on the border of the Piedmont and the Coastal Plain. There are rolling hills in the west which are characteristic of the Piedmont. Traveling in an easterly direction within the county, the geography becomes flat as the land quickly transitions into the Coastal Plain.

The City of Wilson and Wilson County have continued to grow and prosper. Today, the county farmland produces crops valued over \$100 million annually. -Cultural, social and educational opportunities for citizens of the region have more than kept pace with the growth of the city and the county. -Citizens of Wilson and Wilson County take pride in excellent schools, invigorating recreational activities and rich cultural and artistic experiences.

For a birds eye view of the property visit our "LAND ID" mapping system. Simply copy and paste this link into your browser -<https://id.land/ranching/maps/8cd9499d6aaf7968a2c485061e928a2c/share>. -

This property is shown by appointment to qualified buyers. -Please contact the listing agent prior to entering the property.-

MORE DETAILS

Address:

Off Cattail Road
Elm City, NC 27822

Acreage: 44.9 acres

County: Wilson

MOPLS ID: 49730

GPS Location:

35.777860 x -77.804630

PRICE: \$149,000

CONTACT AGENT



WYATT FOUNTAIN

AGENT

(252) 702-0750

(844) 480-5263 (LAND)

wfountain@mossyoakproperties.com

