

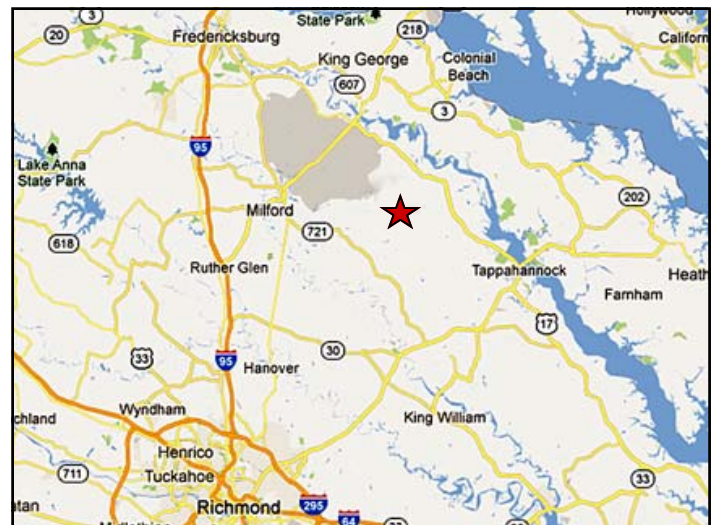
FOR SALE - 270± Acres

Just off Sparta Rd (Rte. 630) and Passing Rd (Rte. 625)
Central Point (Caroline County), Virginia 22514



Features

- ❑ 90± Acres Under Cultivation
- ❑ 66± Acres in Mixed Pine, Hardwood, Established 1985
- ❑ 89± Acres Replanted Where Suitable with Loblolly Pine in 2012
- ❑ 23± Acres in Stream and Beaver Pond/Marsh
- ❑ Zoned Rural/Preservation
- ❑ Price: \$525,000



A Division of Commonwealth Commercial Partners, Inc.

For additional information, please contact
Exclusive Agent

Bill Barnett

804.433.1821

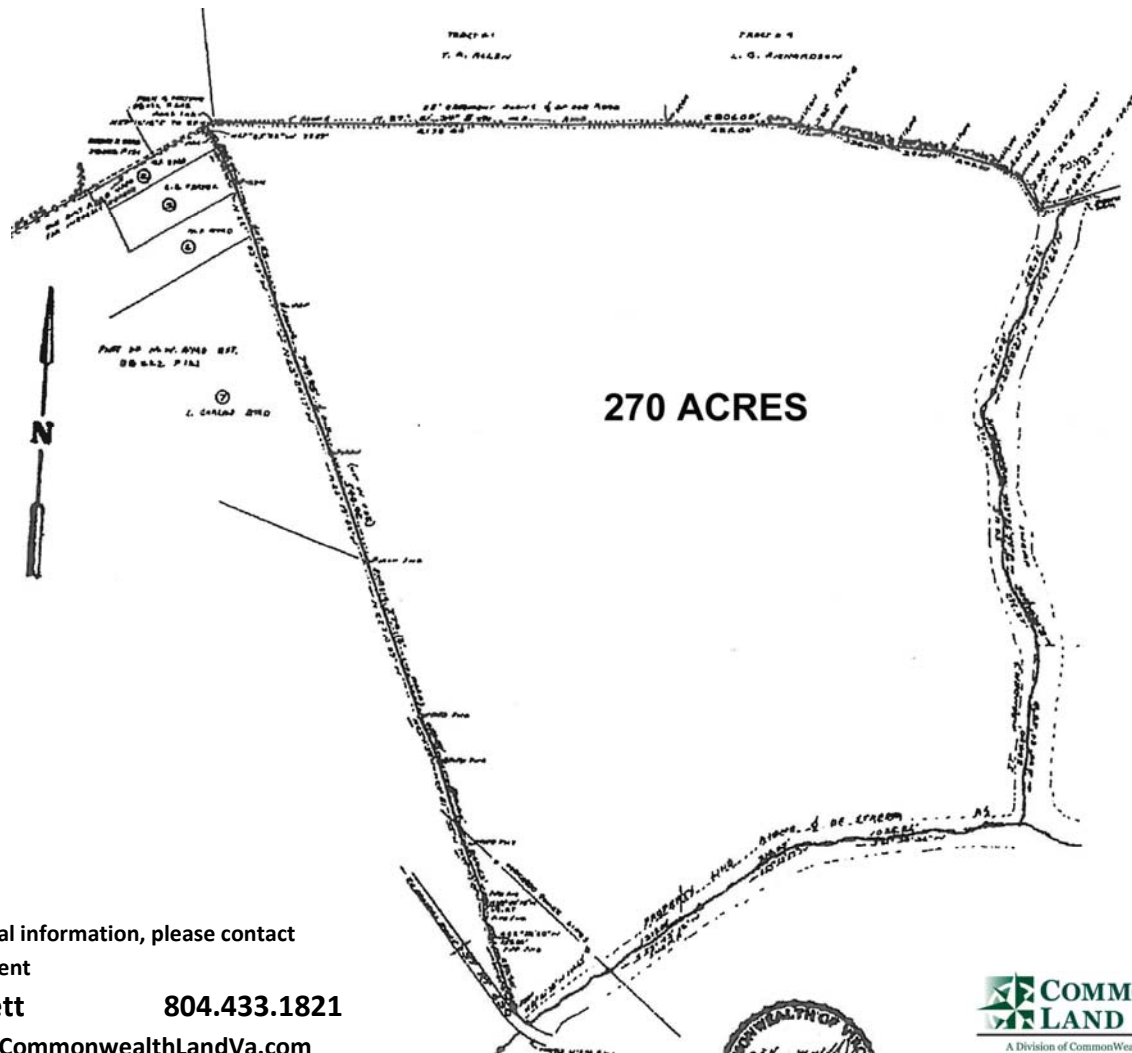
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Phone: 804.346.4966 ■ Fax: 804.346.5901 ■ www.CommonwealthLandVa.com

Commonwealth Commercial Partners, Inc. represents the Owner of this property. Information contained herein, is deemed reliable but not guaranteed.

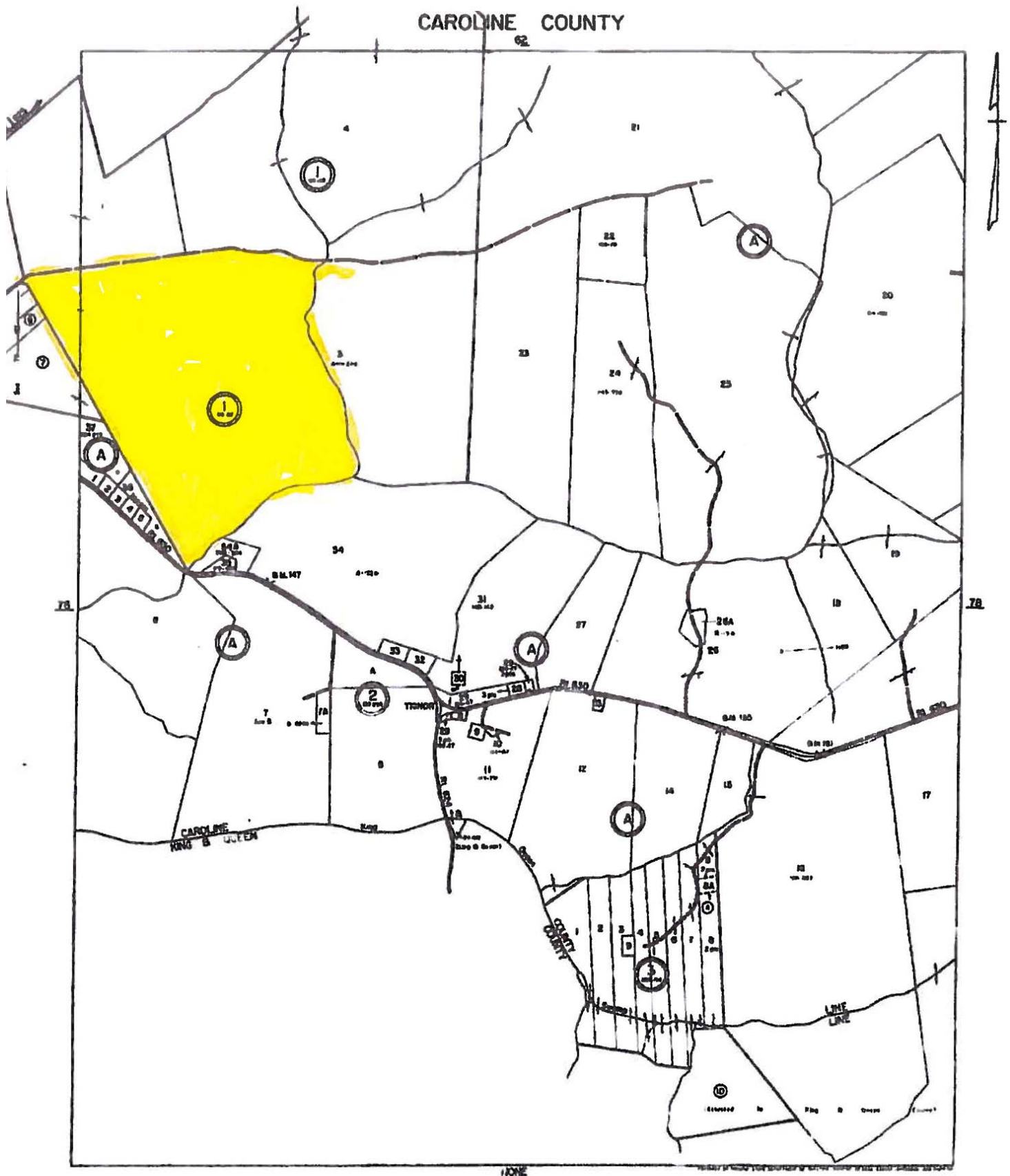
Topo and Survey



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Tax Map



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SECTION 77
INSERT

Timber Stands on 270± Acres

Caroline County, VA

N

Passing Road
VA RT 625

Sparta Road
VA RT 630

37°59'21.42"N
77°07'13.73"W

Deed Book 246, Page 23
Plat: PC A, Page A-46
Tax Map 77-1-2

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beaver pond

-  Stand 1- 2012 pine plantation 89 acres
-  Stand 2- 1985 natural pine/hdwd 66 acres
-  Stand 3- beaver pond/marsh 23 acres

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