



210 Acres of Hunting and Timber Land For Sale in Bedford County VA!

Address: Off Charlemont Road Goode, VA 24556



Joe Bondurant

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Acreage: 210

Price: \$374,900

County: Bedford

MOPLS ID: 32572

GPS Location: 37.4486 X -79.39143999999999

210 acres of phenomenal hunting – extensive trail system throughout – Large cabin w/ wood stove!

Gorgeous piece of hunting/recreational/timber property. Bring your 4-wheeler and own the mountain! This tract is located about 10 minutes from Jefferson Forest High School, but feels completely secluded. Roads have been cut all throughout the property so you can access all areas with no problem! Very large whitetail, bear and turkey have all been taken from this property composed of a nice mixture of hardwood and pines. Mature oaks give plenty of mast and laurel provides ample cover on this mountain property. A bold creek runs along the property to provide water for wildlife.

For those of you who like rustic camping, there is a large, well built, one-room cabin heated with a wood stove to provide a place to stay while hunting with friends or running the ATVs across the mountain. There are also plenty of trees ready to be harvested for timber if you wish to thin or clear some areas off!

Bedford County is a United States county located in the Piedmont region of the Commonwealth of Virginia. Its county seat is the town of Bedford, which was an independent city from 1968 until rejoining the county in 2013.[1] Surrounding counties and city adjacent to Bedford include Amherst, Campbell, Rockbridge, Franklin, Roanoke, Botetourt, Rockbridge, Pittsylvania and Lynchburg. About Bedford County: <http://www.bedfordcountyva.gov/about-bedford/welcome-to-bedford>

Hunting Harvest Data: Bedford is #1 in the state for Fall Turkey!

Deer Harvest Data: <https://www.dgif.virginia.gov/wildlife/deer/harvest/?county=Bedford>

Bear Harvest Data: <https://www.dgif.virginia.gov/wildlife/bear/harvestsummary/bear-harvest-by-county/>

Turkey Harvest Data: <https://www.dgif.virginia.gov/wp-content/uploads/fall-turkey-harvest-2016-2017.pdf>

About the Mossy Oak Network:

For a company that is just over a decade old, Mossy Oak Properties has made quite a footprint across the country. We currently have over 90 offices in 25 states, with more growth planned in the coming months. Our goal is to have “coverage” wherever rural or recreational land transactions take place. We are confident that in the right hands, utilizing our program can lead to success anywhere rural property is sold.

For our land specialists, having a network of like minded professionals to associate with is a tremendous advantage. As the real estate market continues to become more globalized, being a part of the Mossy Oak Properties network gives you the ability to do referrals or co-brokerage with more ease than if you were an independent broke.

Additionally, being able to contact other Mossy Oak Properties land specialists who are adept in certain land and real estate related topics is a valuable resource.

For more information on this and other Hunting and Timber Land For Sale in Bedford County VA, contact Joe Bondurant at (434) 221-1547, by email jbondurant@mossyoakproperties.com, or visit mopva.com.