

BID LIVE OR ONLINE
Can't attend the live auction?
Bid online at bid.trfauctions.com

ABSOLUTE LAND AUCTION

Wed, Mar.31, 2021 at 12:30 PM



Campbell County

Prime Hunting and Recreational Tract 61 Acres on Hat Creek plus 6 Building Lots



6 Lots along Hat Creek Rd



Tract 1: 61 Wooded Acres



Tract 1



ATV Trails Throughout

AUCTION SITE: HAT CREEK GOLF COURSE • 437 GOLF COURSE RD, BROOKNEAL, VA

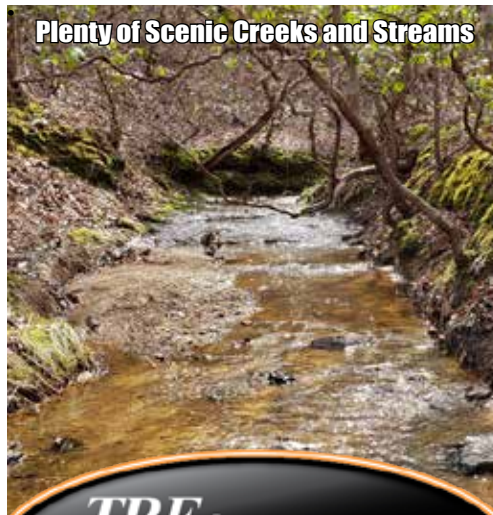
- Total of 68 acres on Hat Creek Rd just one mile from Hat Creek Golf Course
- Ideal for prime hunting and recreational tract, weekend retreat, or nice private estate
- Beautiful, rocky creeks and a very scenic section of Hat Creek flow through the property
- Frontage is open field changing to a planted pine stand in the middle and becoming hardwoods near the creek and beyond.
- ATV trails throughout
- Sells ABSOLUTE to the highest bidder(s)!

Offered in 7 Tracts

- Tract 1: 61 wooded acres on Hat Creek (Parcel #92-3-2) with old home site and modern well and septic from a mobile home that has been removed
- (6) building lots (Lots 8-13 of Ros-Lynn Acres Subdivision) ranging from 0.884ac to 1.537ac.

Details, photos, & more at www.trfauctions.com

Plenty of Scenic Creeks and Streams



AUCTION SITE

Live auction held at Hat Creek Golf Course
437 Golf Course Rd, Brookneal, VA

DIRECTIONS TO PROPERTY

- From Lynchburg, US-501S to Rustburg. RIGHT on US-501S 15mi to LEFT on Swinging Bridge Rd (605). 4mi to LEFT on Hat Creek Rd (601). Half mile on right.
- For GIS purposes, property is located near 8748 Hat Creek Rd, Brookneal, VA

PREVIEW DATES

- Sun, Mar.14, 1-3PM • Thu, Mar.18, 4-6PM
- Wed, Mar.24, 4-6PM • Sun, Mar.28, 1-3PM
- ATV tours available. Reserve a time on our website
- Self-guided tours ok anytime. See aerial on back.

TERMS: 10% deposit day of sale. Balance on or about 30 days. 5% buyer's premium. Sells absolute to the highest bidder(s). Full terms online.

101 Annjo Court
Forest, VA 24551
info@trfauctions.com



WWW.TRFAUCTIONS.COM

Sale Site Phones for Auction Day
434.660.5159 | 434.610.3182 | 434.610.2597

For more information, call
(434) 847-7741

