

# For Sale | 200 Acres

22163 Courthouse Road, Yale, VA 23897

PRICE: \$650,000 ▪ SUSSEX COUNTY



**COMMONWEALTH**  
LAND, FARM & FORESTRY



## Oak Lawn Farm

- Excellent recreational investment opportunity in southern Sussex County with mixed composition property
- Approximately 20ac of pasture currently in equestrian use, with a timberland component comprising of mixed, mature hardwood and pine timber
- Property borders Raccoon Creek, which provides a year-round water feature
- Existing home and outbuildings centrally located on the property being sold AS-IS
- Property hosts wildlife populations of deer, turkey, and waterfowl, with room for habitat enhancement
- Over 1 mile of road frontage on Courthouse Road and Peters Bridge Road, and just under 20 minutes from I-95 allowing for convenient access
- Property is a certified Virginia Century Farm

LATITUDE & LONGITUDE 36.8172, -77.2878

For More Information:

### Scott Pittman

Associate - Land Sales

o: 804-228-4925

spittman@commonwealthland.com

### Brent Altaffer

Vice President - Land Sales

o: 804-793-0055

baltaffer@commonwealthland.com

4198 Cox Road, Suite 200  
Glen Allen, VA 23060

o: 804-346-4966

commonwealthcommercial.com

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

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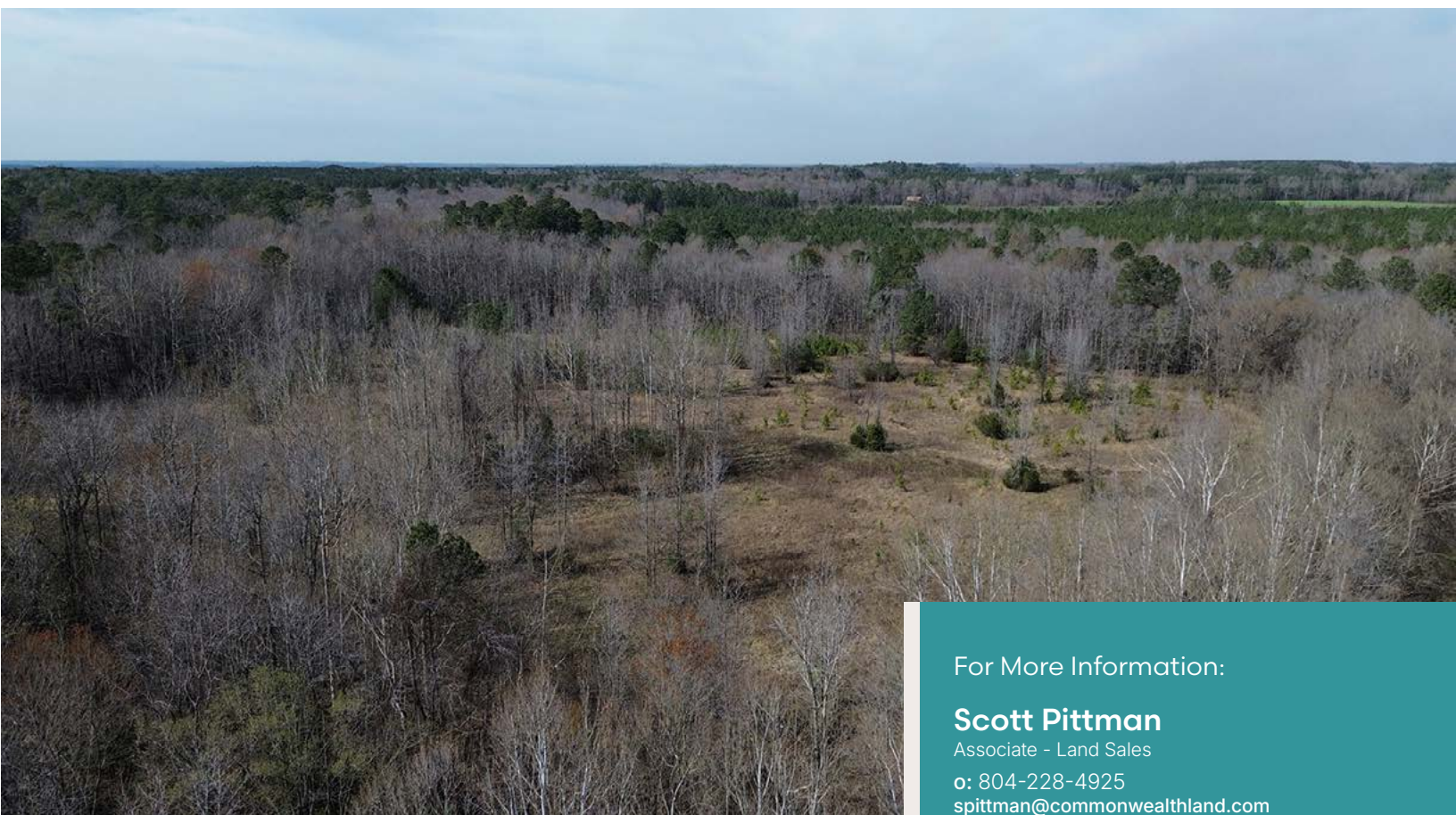
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