



## UNDER CONTRACT!! 34.38 ACRES OF AGRICULTURAL AND RECREATIONAL LAND FOR SALE IN HALIFAX COUNTY VA!

### PENDING

For immediate assistance with this listing call Matt Muehleck at 276-340-8538.

**With 7 acres of agricultural land, trail and road system, road frontage, electricity, thick cover, and a creek bottom this property is a hunter's paradise! Call Matt Muehleck at 276-340-8538 to schedule a showing today!**

Have you been looking for recreational and hunting land with agricultural fields in Halifax County, Virginia? Here is 34.38 acres of prime hunting and agricultural land that has been farmed for many generations for sale in Halifax County, Virginia!

This property has 7 acres of agricultural land that has been in a crop rotation for many generations. Crops like corn, soy beans, tobacco, wheat, and sunflowers could be grown and harvested on this land. The crop production for so many years has made this property a destination for all Virginia wildlife. Because of the food and the thick cover, a hunter would be able to chase small and big game on this property. With deer and turkeys having the biggest presence on the property. There is 800 feet of road frontage on East Elkhorn Road creating easy access for the entire front side of the property and front agriculture field. The terrain of the property has a very gentle slope downward towards the creek at the back of the parcel. This is a great opportunity to purchase your own hunting property that can bring in some annual income from the agricultural availability.

Just minutes down the road is Elkhorn Lake. "Elkhorn Lake and Campground offers lake access for boating and fishing, Beach area with swimming platform and a Swimming pool with water slide, Primitive tent camping area, Pavilions for rent for various celebrations (BDs, Anniversaries, Reunions, Weddings, etc.) Access to special events such as DJs, bands, and other activities"

The property is less than 20 minutes away from South Boston, VA. Patrick Henry's historic homesite is located only 30 minutes away. "Patrick Henry's Red Hill includes Patrick Henry's grave and Law Office, his reconstructed house and other outbuildings, rare family artifacts in the E. Stuart James Grant Museum Room, the Museum Shop, and a growing network of interpretive scenic trails. In many ways, the beauty of Red Hill and the landscape surrounding it has not changed substantially from the days when Patrick Henry himself would stroll the grounds, seeking comfort in the woods and gardens and sounds of nature. The serenity that he found here, in the place he called the "garden spot of the world" has been preserved." Other local attractions include the Banister and Staunton River. The Staunton River is known for its amazing fishery. "Fishing opportunities include seasonal spawning runs of walleye, striped bass, and white bass. Some walleye hold in the tailwater year-round. In addition, smallmouth bass, largemouth bass, channel catfish, and white perch inhabit this stretch of river and provide the opportunity for active fishing for the entire float." The town of Brookneal is only a short 25 minute drive from the property. One of Brookneals major attractions is the Drugstore grill.

<https://www.redhill.org/red-hill/>

<https://dwr.virginia.gov/waterbody/staunton-river/>

<https://www.virginia.org/listing/elkhorn-lake-and-campground/8992/>

### MORE DETAILS

**Address:**  
Off Elkhorn Rd  
Java, VA 24565

**Acreage:** 34.4 acres

**County:** Halifax

**MOPLS ID:** 54900

**GPS Location:**  
36.847430 x -79.138050

**PRICE: \$109,000**

### CONTACT AGENT



**MATT MUEHLECK**

AGENT

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