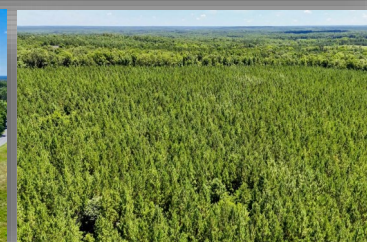
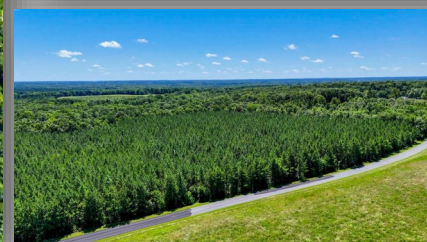
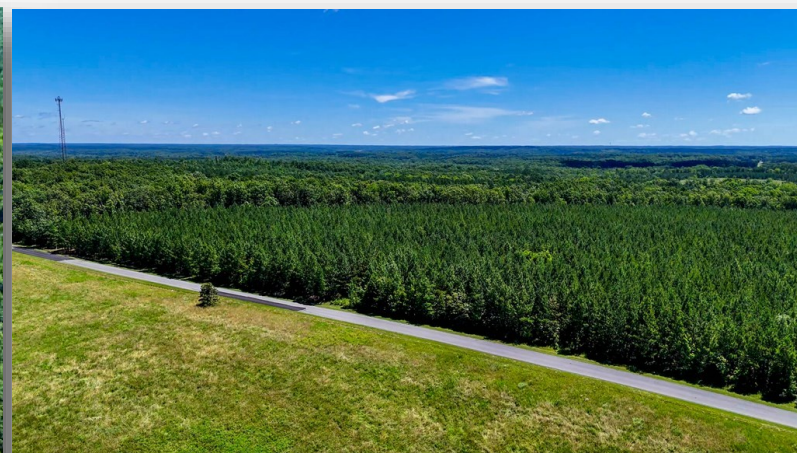


# Build, Invest, or Hunt Your Country Escape Awaits



SIMULATED PROPERTY BOUNDARIES ARE ESTIMATED AND NOT SURVEY ACCURATE



#71700-#71231-35±Acres-\$150,000.00 This 35± acre tract in Halifax County, currently being surveyed from a larger parent parcel, offers a strong mix of rural charm, investment potential, and future homesite opportunity. With approximately 1,850 feet of road frontage, 25 acres in planted pines, and a completed perc test on file, the groundwork is laid for a variety of uses: build your dream home, develop a homestead, or manage the land for long-term timber value. The property sits in a peaceful countryside setting with scenic views and gentle topo, just across the road from a 130-acre timber and pond parcel also available. Whether you're looking to escape the city, invest in raw land, or carve out your own space in the country, this one gives you options and breathing room. No HOA, no restrictions, and just a short drive to Clarksville, South Boston, and key VA/NC markets. Survey in progress and soil study completed. 911 address estimated.

United Country Virginia Realty  
405 Virginia Avenue, PO Box 655  
Clarksville, Virginia 23927

434-374-2011  
[www.ucvirginiarealty.com](http://www.ucvirginiarealty.com)

