

Client Full

TBD001 Christian Home Church Road Traphill, NC 28685

MLS#: **1190309** Sub Type: **Vacant Land/Remarks**
Tax Parcel: **TBD**
Zoning: **RA** City Limits: **No**
Legal Desc: **7.58± Ac portion of 20±ac split from PID 1901971**
Deed Bk/Pg: **1422/226**

Status: **Active**
County: **Wilkes**

List Price: **\$129,500**

Plat Bk/Pg: **14/250**



General Information

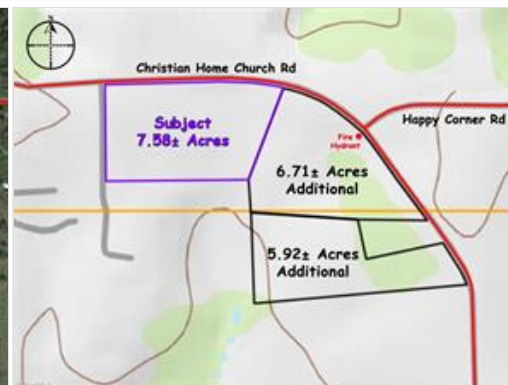
Deed Restrict:	Yes	Easement:		Acres:	7.58	
Best Use:	Hunting, Single Res					
Land Desc/Topo:	Cleared Land, Rolling					
Bldg on Prop:				Wooded AC:		
Fencing:				Cleared AC:	7.58	
Rd Front:	810			Price/AC:	\$17,084.43	
Main Rd Type:	2-Lane, Paved, Public, State Maintained				Environ Haz:	
Main Rd Frt:				Flood Zone:	Not in Flood Zone	
Sell Options:	Will Not Divide					
Documents:	Aerial, Deeds, Plat, Topo Map					

Water: **Public Available** Sewer: **None** Utilities: Sewer Line Size: Phone:

Directions: **From N I-77; L Exit #83 to US Hwy 21 N; travel N 10.9 mi to Thurmond; L on Traphill Rd; travel 8.7 mi, then L on Christian Home Church Rd; travel 0.6 mi to intersection with Happy Corner Rd. Property on right at fire hydrant.**

Public Remarks: **7.58± Surveyed Acres - Public water, power, phone and internet available along road. Gently rolling land with long road frontage once used for corn farming. Great for a homesite with room for horses, gardening, a hobby farm, or homesteading. Enjoy country living in a peaceful rural setting. Short drive from Stone Mountain State Park and convenient to shopping & dining in Elkin via I-77 or Sparta in the NC High Country. Property restrictions will allow one single-family home—stick-built or modular construction only. No commercial livestock operations permitted. Blue Ridge Water Association serves the area, with electric & internet utilities also available at the road. Septic suitability has not yet been evaluated. Great opportunity for affordable country living with beautiful surroundings. This is a portion of a recently split 20.2± acres from Wilkes PID #1901971. New PID has not yet been issued, and property value and property taxes have not yet been posted. Broker has Owner Interest.**

HOA:	No	HOA Fee 1:	\$0	HOA Fee 1 Paid:	
Tax Map:		Tax Block:		Tax Lot:	
Tax Amount:	\$292	Tax Value:	\$59,502	Tax Rate:	0.4900
Seller Rep:	Owned property for less than one year			Financing Opt:	Cash, Conventional
List Office:	NC Mountain Land, LLC			Tax Year:	2025
				Type of Sale:	Owner Sale







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