



September 2011

Appomattox County: Rosebower - \$149,000

55 acres of organic farmland

1,450 feet of frontage on Route 24

Will divide



This tract is part of the Rosebower Post Office and overnight stop on the Lynchburg-Richmond stage road. Named for the lovely roses that grew here. 55 acres of lovely organic farmland. 40 acres open pasture and cropland, potential for horse farm, flat to rolling, gorgeous Mountain Views and 1450' hardtop frontage on Rt 24. Historic Civil War area. Just 7 miles from Appomattox (Walmart) and 3 miles to convenience store. New survey, perks, electricity, high speed internet, stream, pond site. Joins Appomattox-Buckingham State Park (20,000ac). Just 5 mi to Holiday Lake. Will Divide. Seller financing is available with 20% down and 9% interest.

HIGHLIGHTS:

- 7 mi from Walmart
- Perks, electricity
- High Speed Internet
- Beautiful Mountain Views
- Joins Appomattox-Buckingham State Park - 20,000 acres
- 5 mi to Holiday Lake
- Pond site & stream
- Will divide
- Seller financing available



CYNTHIA HASH, REALTOR/SRES/GRI/AHA/CSSS/CRPS/GREEN/VHDA/NOTARY

1885 Seminole Trail, Suite 100, 2nd Floor • Charlottesville, VA 22901

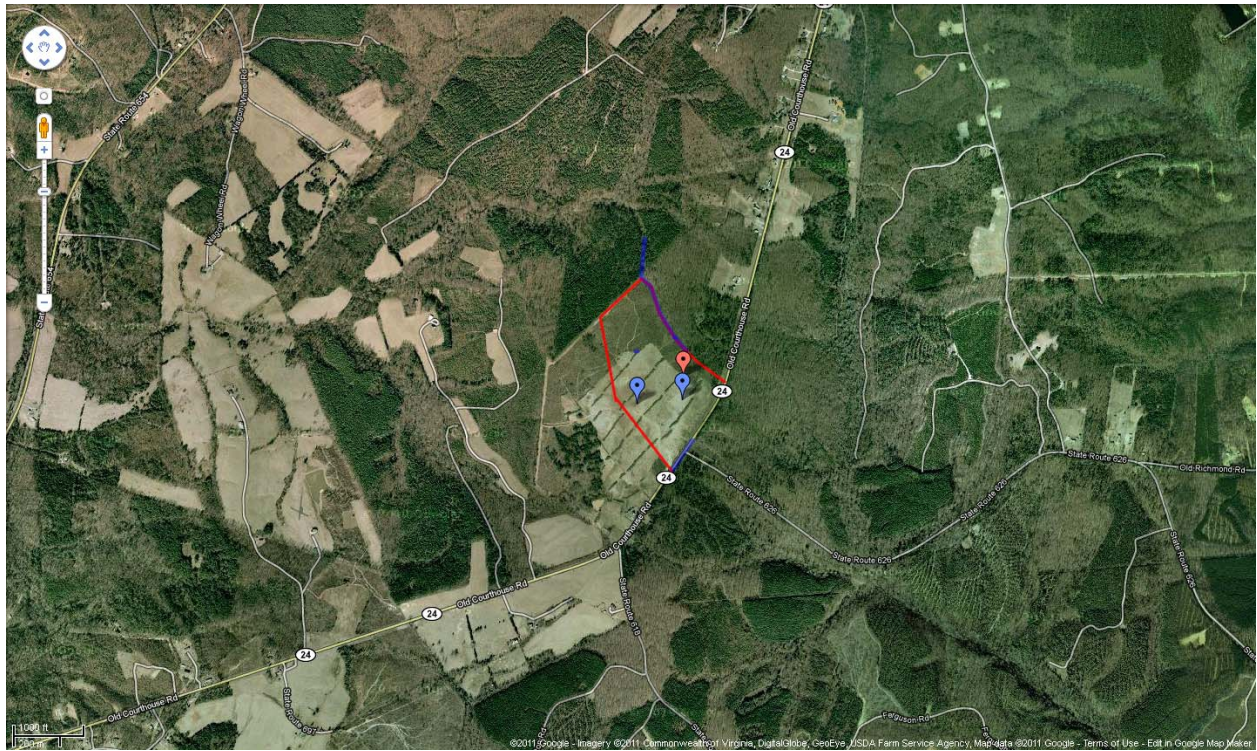
Cell (434) 531-5351 • Fax (801) 681-0286 • hash@kw.com • www.AgingYourWay.org

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MAP & DIRECTIONS:

<http://maps.google.com/maps/ms?ie=UTF8&hl=en&msa=0&msid=202592558365138376652.00049d582c55f8523707e&ll=37.43459,-78.723564&spn=0.00857,0.013046&t=h&z=16>



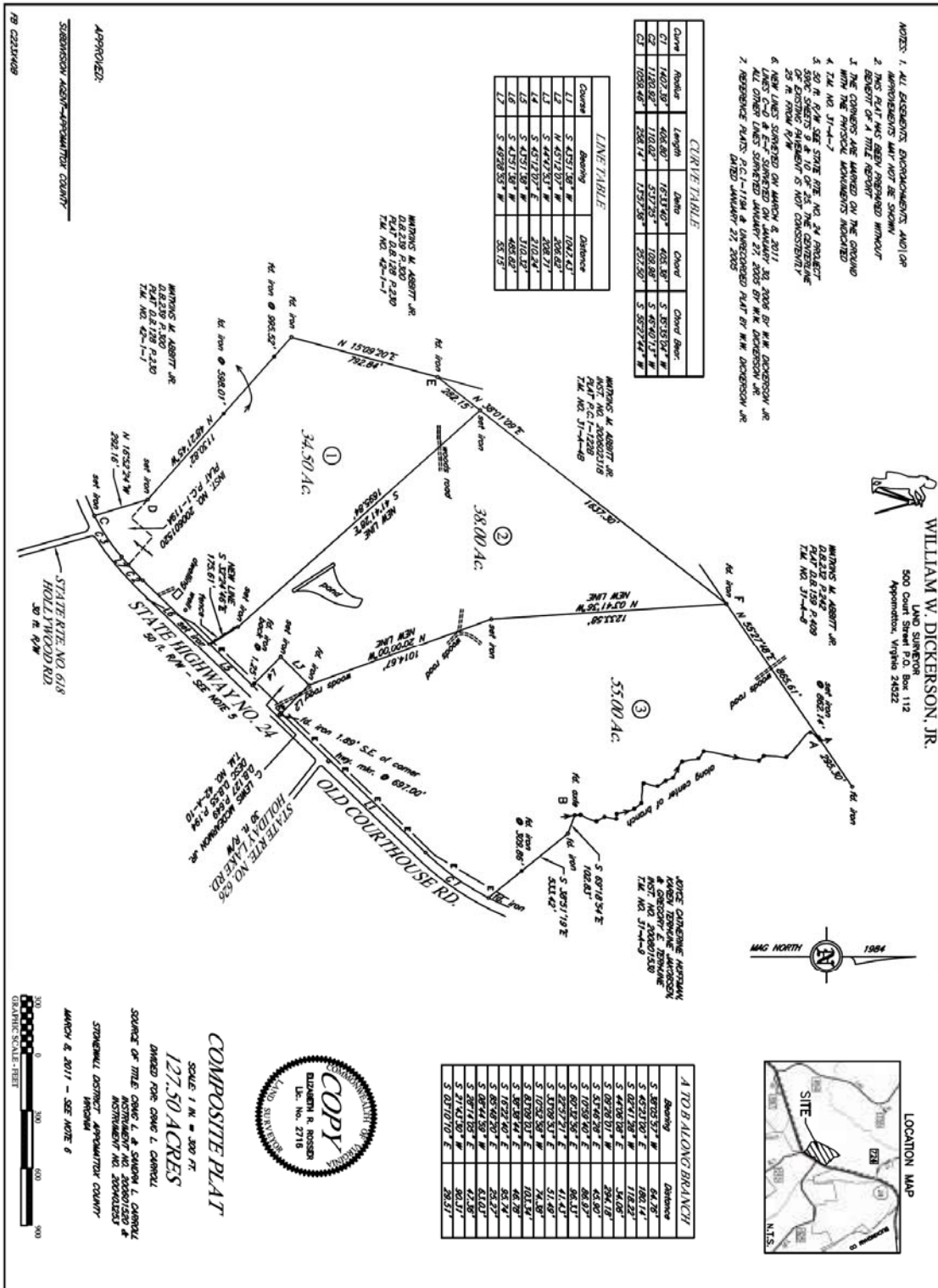
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I can show you any property. Just give me a call at (434) 531-5351 for more information!

Warm regards,

Cynthia Hash, Realtor/SRES
Your Trusted Real Estate Professional

P.S. I love referrals! Is there someone you know who is interested in buying, selling, building or investing in real estate ... or paying off their mortgage in a fraction of the time? If so, call me!



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