



FOR SALE 3.76 ACRES

0 Shepherdstown Pike, Keedysville MD

price upon request

This property offers several attractive features for potential buyers. It boasts good topography, characterized by gently upward sloping terrain, tree borders, and tillable fields. Additionally, the parcel is of a considerable size and conveniently located within the town, making it one of the last available larger tracts fronting MD Rt. 34. What makes it particularly appealing is its affordable price, making it suitable for small investors or as a family compound for full-time or weekend use. Furthermore, it serves as an excellent inflation hedge and land-bank investment, with the potential for appreciation and a warranty deed. The property is accessible via an entrance driveway, with a gravel lane dividing it into two sections and sharing access with the adjacent small farm's owner through a road maintenance agreement. Zoned as Suburban Residential ("SR"), it aligns with the Town of Keedysville Ordinances, allowing for residential land uses. This property is an ideal choice for homebuilders and investors, given its location on a State Road with access to public utilities. Additionally, it's in close proximity to the historic Antietam National Battlefield, offering walking, jogging, and biking trails, and just a 10-minute drive to the C&O Canal National Park and Potomac River recreation with boat ramps. Canoeing and kayaking enthusiasts will appreciate the property's proximity to the highly-rated Antietam Creek for water-based activities. Lastly, the property offers easy access to the Baltimore-Washington Metro Area via I-70 and I-270, with three international airports within a 1½-hour drive.

*** Owner Financing Available***



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HOMESERVICES | HOMESALE
REALTY

COMMERCIAL DIVISION

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