


Jackson Valley Rd  
MANSFIELD, NEW JERSEY

**FOR SALE**  
224 Acres  
Vacant Land






 For *more* information

Sig Schorr  
973 463 1011 x177  
sschorr@naihanson.com

**MAJOR**  
 **PRICE**  
REDUCTION  
NOW **\$800,000**

**SHOWN BY APPOINTMENT ONLY FARM CURRENTLY IN USE**

**NAI James E. Hanson**  
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## LAND INFORMATION

- 224 acres (Block 501, Lot 3)
- Farmland assessed
- 95% open farmland with approx. 60 acres in easement: Federal Wetlands Conservation
- Majority of land can be accessed through quarter mile driveway; Very private location
- Frontage on Jackson Valley Rd
- ±50 acres of woodlands can be wood harvested

## TENANT INCOME

- Farmer Tenant in adjoining lot
- Hunting Tenant
- Both Tenants cover the taxes!

## ADDITIONAL NOTES

Farmland preserved with an exception area for a house and buildings related to farming.





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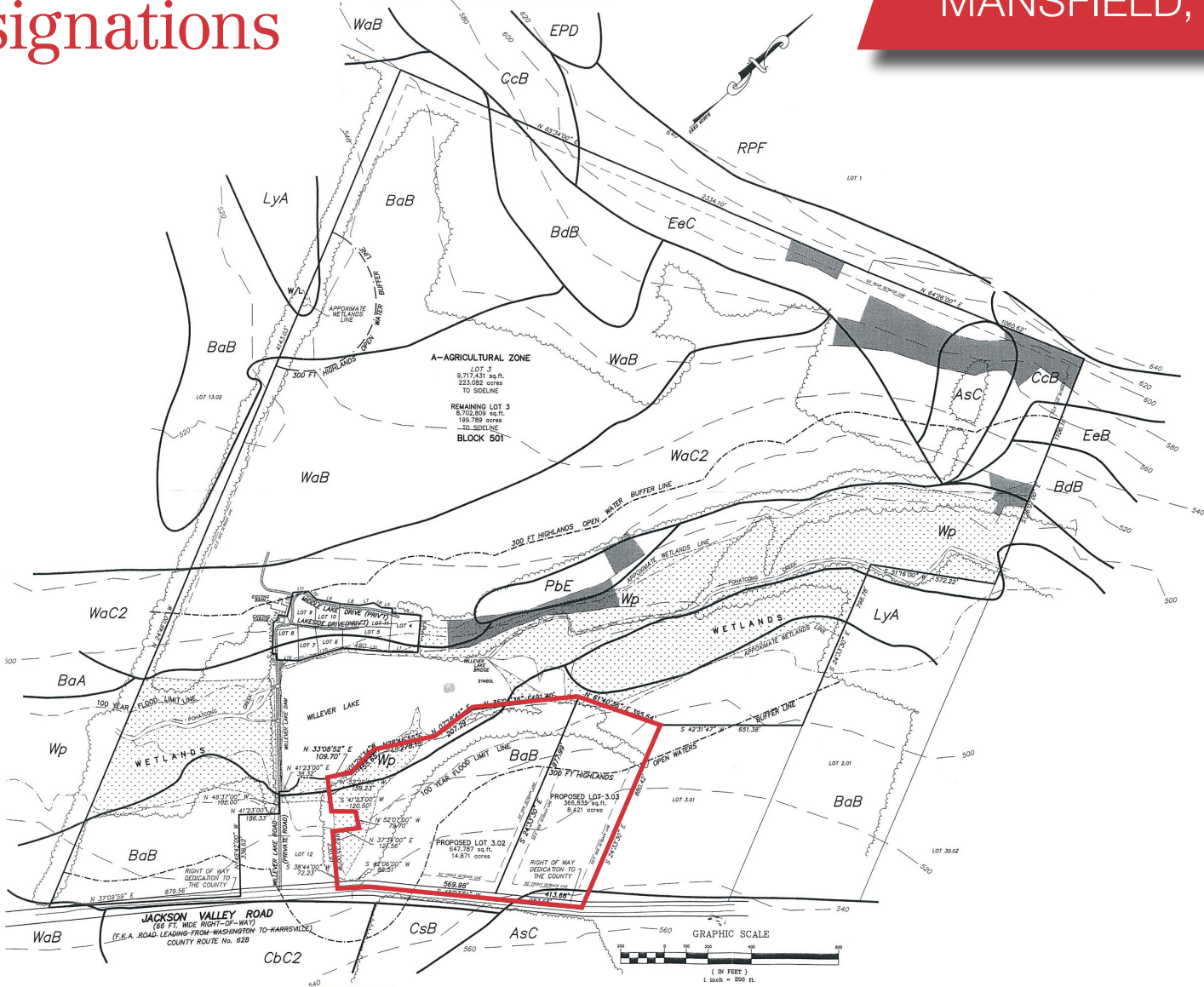
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# Property Soil Designations

# Jackson Valley Rd MANSFIELD, NEW JERSEY





# Federal Wetlands Conservation Easement Map



# Jackson Valley Rd MANSFIELD, NEW JERSEY

## Topography Map

