

**Howard
Hanna**

Premier Properties
By Barbara Alexander
COMMERCIAL REAL ESTATE

AVAILABLE
304-594-1519
www.move2wv.com



400 W. Main St, Brandonville, WV

For Sale
Reduced
\$1,000,000

Convenient
To I-68

123.293 +/-
Acres

Wooded &
Pastures

Prime
Development
Opportunity



- 123.293 +/- Acres
- Zoned: Residential and Commercial
- Mixed Use
- 1,000 ft. Road Frontage
- Front WV Route 26
- Level Site to Sloping
- Utilities Available
- Located in City Limits

ATTENTION DEVELOPERS! Unleash the potential of this 123+ acre property, zoned for both Commercial and Residential Development. This incredible land offers a harmonious mix of spacious open fields and serene wooded areas & bordered by the picturesque Big Sandy Creek. With direct water access and a prime location on WV Route 26, just 1 mile from I-68, this property combines natural beauty with unparalleled convenience. This Prime location also offers opportunity for your estate home with equestrian facilities, livestock or agriculture. As a development project it offers beautiful, wooded areas for hiking trails, recreational use, or private retreats. Available utilities include city water, electricity, sewage, high-speed internet, & phone lines.

This versatile property offers endless possibilities from real estate development to farming, equestrian use, or a tranquil private haven. Opportunities like this are rare...Act Now!



**Howard
Hanna**
Real Estate Services



Front View



Front View



Front View



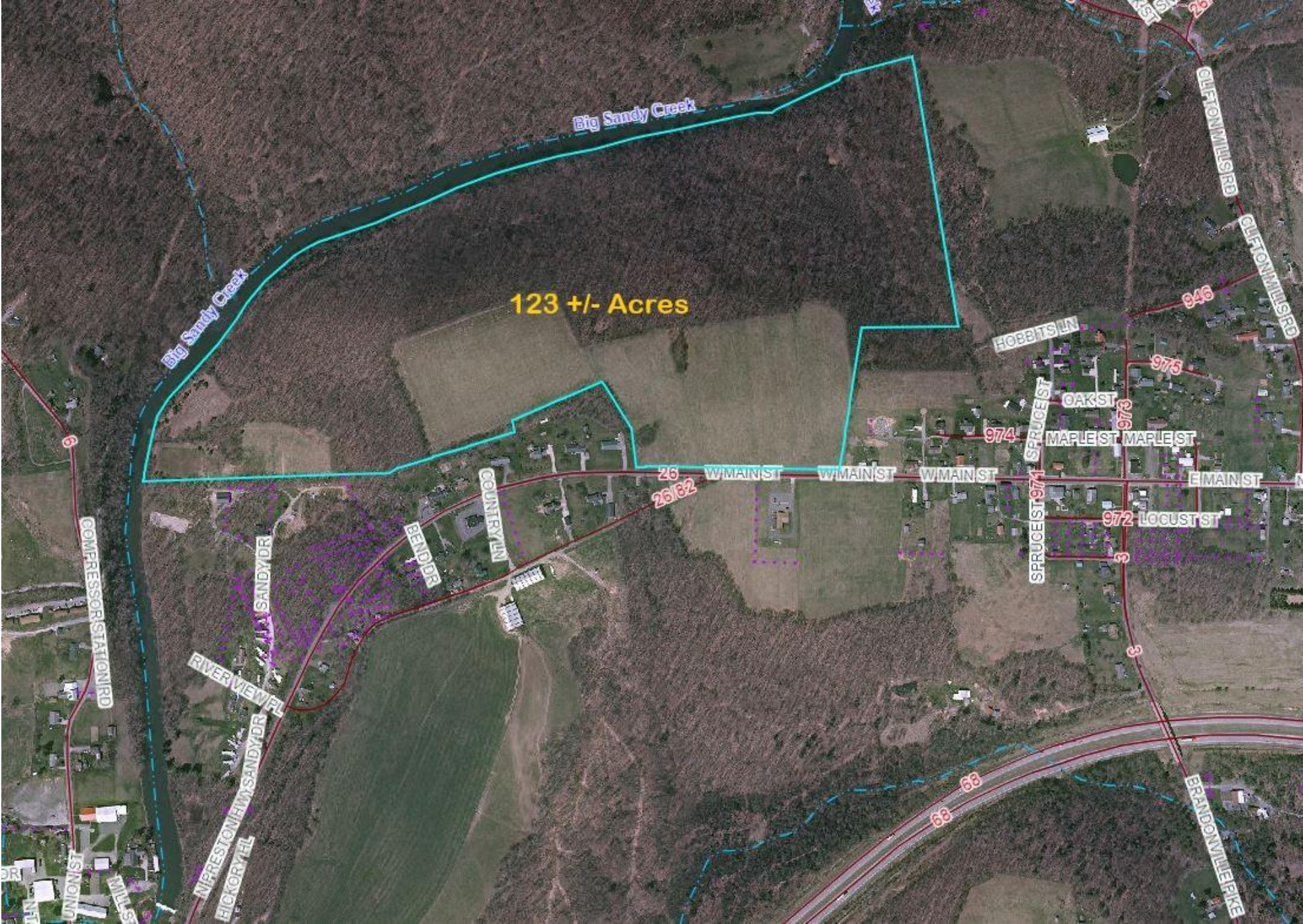
Aerial Photo



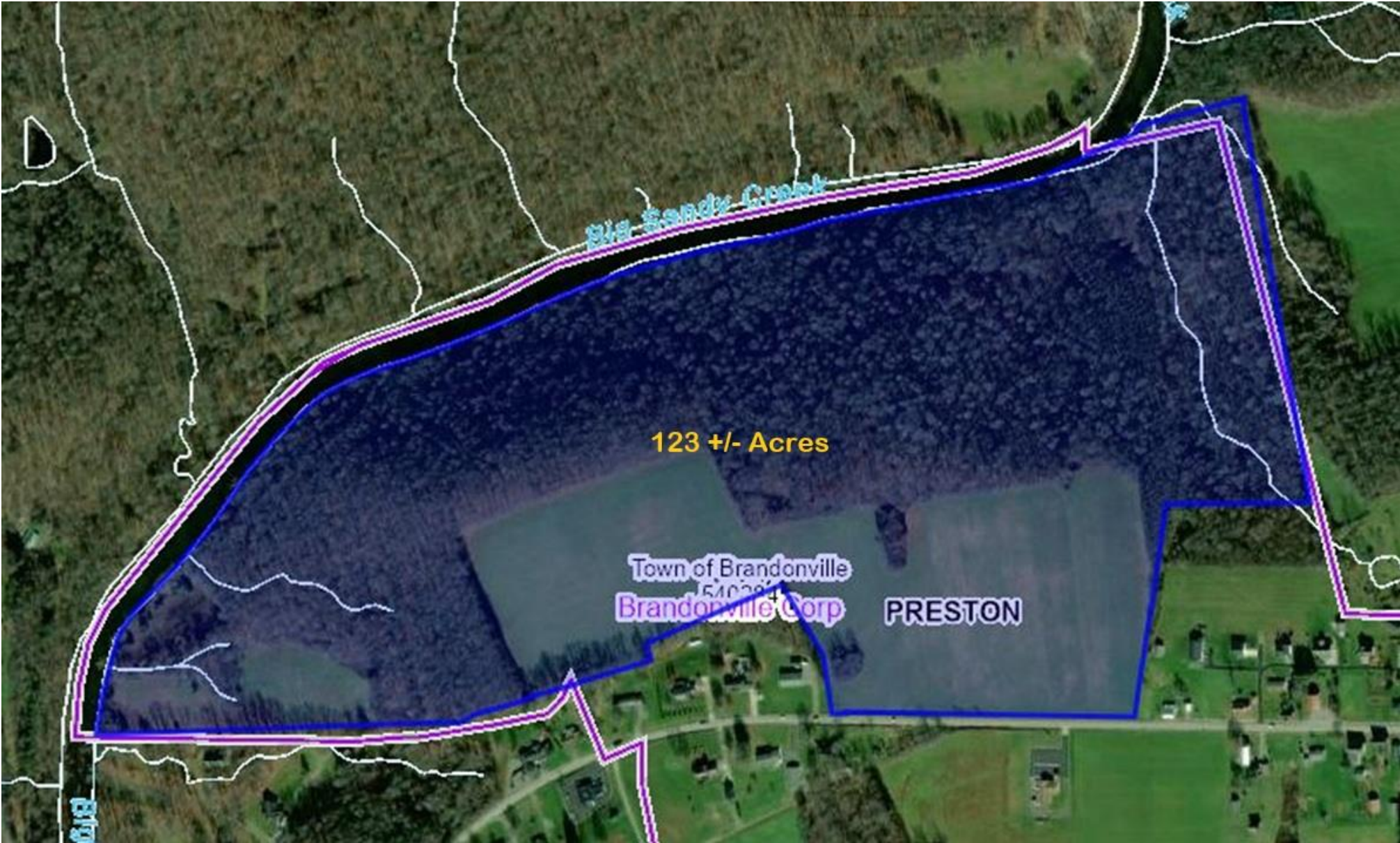
Front View



Aerial Tax Map



Aerial Tax Map



Aerial Topo Map



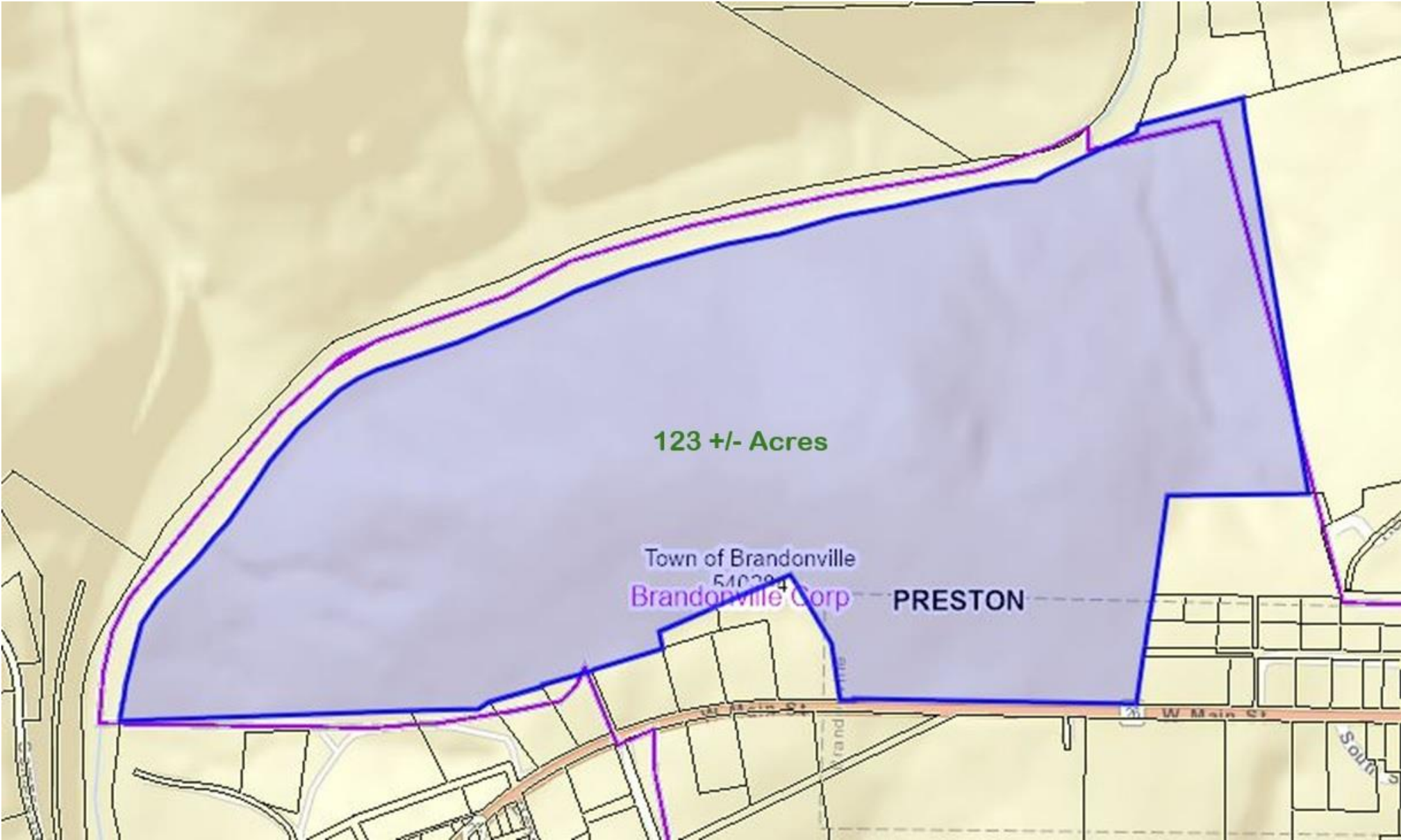
Aerial Topo Map



Aerial Topo Map



Aerial Tax Map

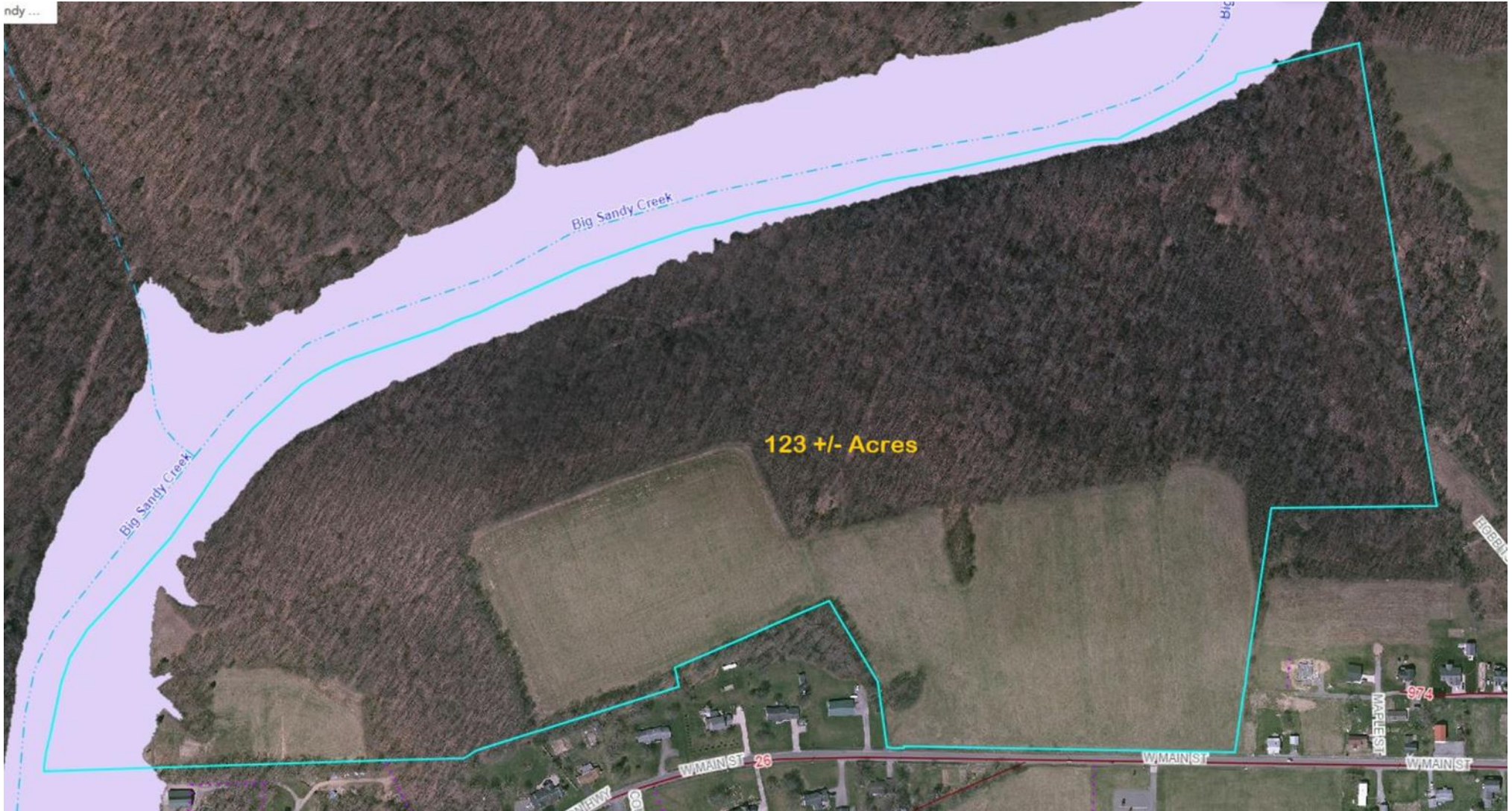


Site Survey Map

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Flood Map





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COMMERCIAL DIVISION

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*North Central West Virginia's
Leaders in Real Estate!*

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At Howard Hanna Premier Properties by Barbara Alexander, LLC we strive to bring the best service to our clients utilizing a wide variety of tools, media, technology, and our national network of commercial brokers, companies and resources.

