



Crockett Realty Land

CROCKETT REALTY  
39 MARKET ST.  
ONANCOCK  
, VA 23417  
Main: (757) 787-2031

Web Address: www.crockettrealty.com

Property Details

**LIST PRICE:** \$40,000  
**STREET #:** E  
**ADDRESS (911 IF AVAILABLE):** PLEASANT COVE DR  
**SUBDIVISION OR AREA:** PLEASANT COVE VILLAGE  
**SECTION #:** 1  
**LOT #:** E  
**TOWN:** EXMORE  
**STATE:** VA  
**ZIP CODE:** 23350  
**COUNTY:** Northampton  
**WATERFRONT:** DEEDED ACCESS  
**WATERFRONT BODY:** OCCOHANNOCK CREEK  
**LOT SIZE +/-:** .93

**COVENANTS/RESTRICTIONS:** Yes  
**TAX ASSESSMENT:** 25000  
**HOMEOWNERS ASSOC:** Yes  
**CLEARED ACRES:** 0  
**WOODED ACRES:** 0  
**TILLABLE ACRES:** 0  
**TOTAL ACRES +/-:** 0.93  
**DOCUMENTS ON FILE:** Survey/Plat, Septic Permit/Letter  
**MISC WATER:** Water Access-Private  
**ACREAGE:** .5-.9 acre +/-  
**DIRECTIONS:** Take Occohannock Neck Road turn Rt on Concord Wharf, left on Old Neck, left on Pleasant Cove Dr. Lot is 3rd on left. Community Park is on right just before you turn onto Pleasant Cove Dr. Look for Gazebo!  
**PUBLIC REMARKS:** Pleasant Cove Village is the name of your new community! Come build the home of your dreams on this .93 acres lot. Each lot has access to the community waterfront park within walking distance! Take your canoe out and enjoy a day of relaxation, fishing, crabbing or enjoying the quiet sounds of nature. Mild covenants and restrictions- square footage must be 1,200 or above, a guest homes are permitted & have no minimum square footage. Association dues are \$132 a year for road & park maintenance & improvements. Septic approval for a 4 bedroom home ! Priced at 40,000 !

