



BARNETT
Commercial Realty, Inc.

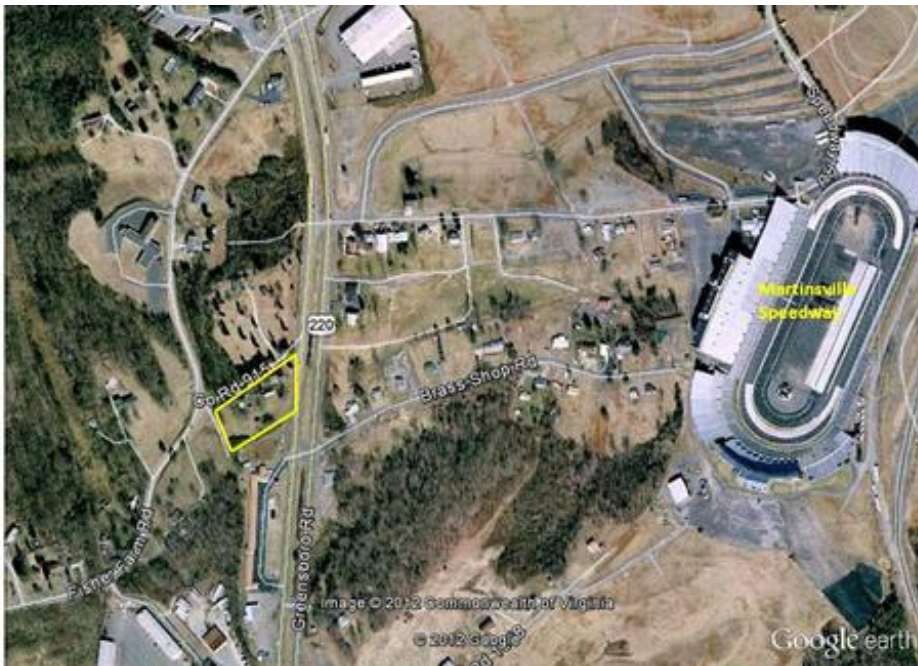
5 East Church Street
Martinsville, VA 24112
Tel: 276.656.3538
Fax: 276.656.3639

1.632 ACRES ON US220 BUS ACROSS FROM MARTINSVILLE SPEEDWAY

4452 Greensboro Road
Ridgeway, VA 24148

For more information contact [Jim Barnett, CCIM](#)

Sale Price: **\$180,000**



1.632 acres on US220 Business south of Martinsville, VA. Across from the entrance into NASCAR'S Martinsville Speedway. Zoned B1. A two story, 2066 sf farm house with 320 and 290 sf porches and a mobile home are currently situated on the property.

Across US220 Business from the entrance to NASCAR's Martinsville Speedway which seats up to 60,000 racefans that

travel from up to 100s of miles away to visit the racetrack and patronize areas lodging and recreational facilities. The city of Martinsville and the surrounding Henry County Virginia, as well as nearby Danville and Roanoke, VA and Greensboro, NC greatly benefit from the influx of tourists to the two NASCAR Nextel cup races as well as other events at the racetrack and to the popular and highly traveled Blue Ridge Parkway, that winds its way through the Appalachian Mountains.

Martinsville, VA is tucked in the foothills of the Blue Ridge region of the Appalachians. Crossing the Blue Ridge Mountains in southwest Virginia is The Crooked Road, also known as "Virginia's Heritage Music Trail" connecting the Piedmont with the Cumberland Mountains along its 253 mile route. The Crooked Road partially follows along U.S. Highway 58 from east to west through the "birthplace" of traditional mountain music in southwest Virginia. It is along this route, where it crosses Virginia's Blue Ridge Mountains at their highest peaks, the term "The Crooked Road"

originated.

Other popular vacation destinations in the area are Fairystone Park, Philpott Lake, Buggs Island and Smith Mountain Lake.

Property Type: land

Property Status: available



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