

SOLD



Forest to Field to Forest

149.65 +/- Acres | Graves County, KY



ADDRESS

1940 Emerson Road
Sedalia, KY 42079

LOCATION

Property is located at 1940 Emerson Road, Sedalia

PROPERTY SUMMARY

I love properties that are broken up nicely between forest and field. The five field areas are between one-half and eight acres. If you are a hunter, this provides you multiple options to hunt a variety of winds and lots of fields where you can call in a gobbler.

Utilities are on the property. If you are looking to build a home or a cabin and like privacy, you will like what you see here. Come with your plans and imagination. This property is gently rolling and has a good road system. At least three water holes exist, one of which is decent in size. We have estimated the property contains 549,000 board feet of marketable timber, primarily composed of red oak, poplar, hickory, and white oak. Several pine stands on the north end are beautiful and mature.

Opportunities exist to really enhance hunting through food plots and good forest management. The property is surrounded by a large block of timberland. A survey

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National Land Realty
2724 Halifax Bailey Road
Scottsville, KY 42164
Nationalland.com



Kraig Moore
Office: 270-290-5254
Cell: 270-792-4018
Fax: 270-781-8691
Kmoore@nationalland.com

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