



Greensboro Marion Area Hunting & Timber Investment

391 +/- Acres (\$2,275/acre) | Perry County, AL | \$889,525



ADDRESS

0 Fellowship Cemetery Road
Marion, AL 36756

LOCATION

Contact listing agent for directions

PROPERTY SUMMARY

This well-stocked timber and hunting property is located just west of the community of North Perry, an hour from Tuscaloosa, 90 minutes from Birmingham, 25 minutes to Greensboro, and 20 minutes to Marion. Enjoy immediate tax-free income opportunities from several age classes of merchantable pine plantations that all need thinning asap, large stands of mature hardwood, with a recent timber cruise showing \$445,000 in timber value! Other amenities include severable possible fishing lake sites, established food plots, multiple scenic campsites, and easy access from frontage on Fellowship Cemetery Road. Little Brush Creek crosses the property, providing a water source for the abundant deer, turkey, and other wildlife present on the property. Tracts rarely hit the market with both this much timber and excellent hunting opportunities. Don't miss your chance to see this one.

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