

SOLD



## The Dixons Mills Little Creek Tract

264 +/- Acres | Marengo County, AL



### ADDRESS

0 Clayhill Road  
Dixons Mills, AL 36736

### PROPERTY SUMMARY

**Just Reduced!** Homesite Development, Hunting, Timber Investment, or Farming conversion... This diverse tract near Dixons Mills and Hwy 10 can do it all. Enjoy easy access with frontage on Highway 43, Clayhill Road, Dove Lane, and Laurel Lane. Power and water are available. Little Creek flows through the property, and there are several large potential lake sites. The flat topography and quality soils could allow this tract to be converted to agriculture. Timber includes merchantable pine, site prepped and planted pine, mature Hardwood SMZs, and natural timber. Located 2 hours from Mobile and 15 minutes from Thomasville, in an area known for trophy whitetail bucks, great turkey, dove, and small game hunting. Contact Clint Flowers at 855.NLR.LAND for more information.

[nationalland.com/listing/hunting-timber-investment-tract](https://nationalland.com/listing/hunting-timber-investment-tract)



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