



GREAT SOUTHERN
Land



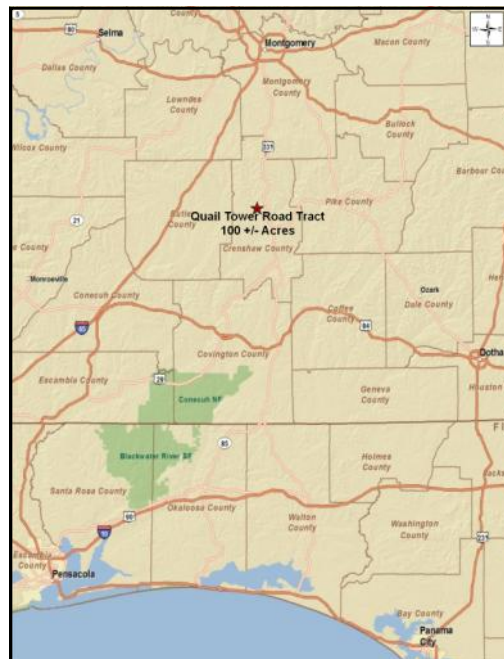
Quail Tower Road Tract 24-007
100+/- Acres and Home in Crenshaw County, AL
Offered for \$299,000 (\$2,990/ac)

This nice tract of land is located approximately seven miles north of Luverne, AL, the county seat of Crenshaw County. The property fronts on County Road 31 for approximately one half mile. Located near the center of the tract is a nice 3 bedroom, 2 bath doublewide home with a large enclosed garage built on one end. Also, there are large covered porches built on the front and back of the home. A nice storage shed is located a short distance away.

The property consists of approximately 35 acres of planted pines 10 years old that look great and are about 2 years away from thinning. About 45 acres are in natural timber most of which is hardwood with some pines mixed in. The remaining acres are open. There is a 15 acre open field around the doublewide and several nice openings scattered through the woods that are used for game plots.

Located on the south part of the tract is a great lake site with a good year- round flowing stream. The property would be ideal for a permanent residence or would make a nice recreational hunting tract. Hunting in this area is good. There have already been two large bucks harvested this season.

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For a tour or more information call:

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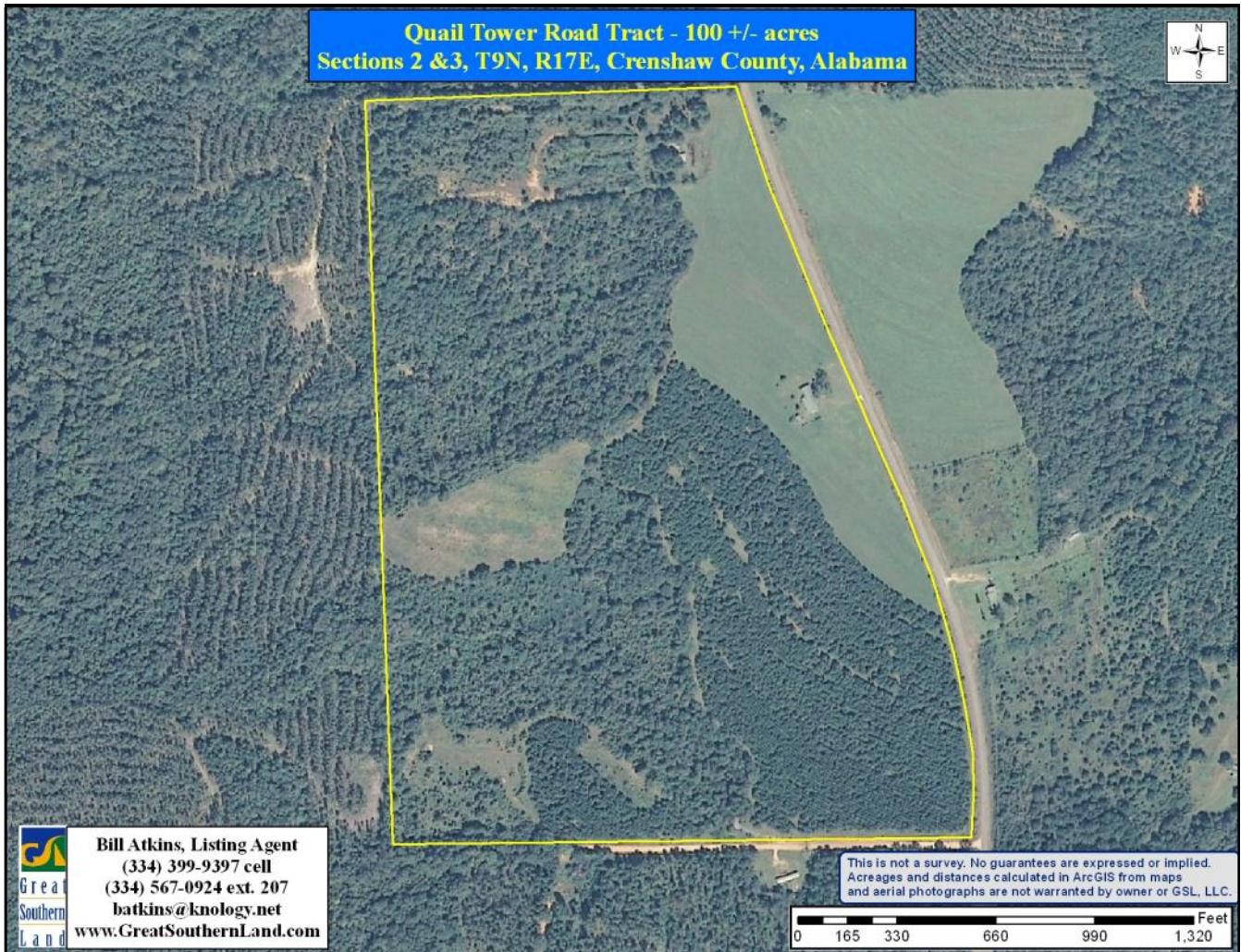
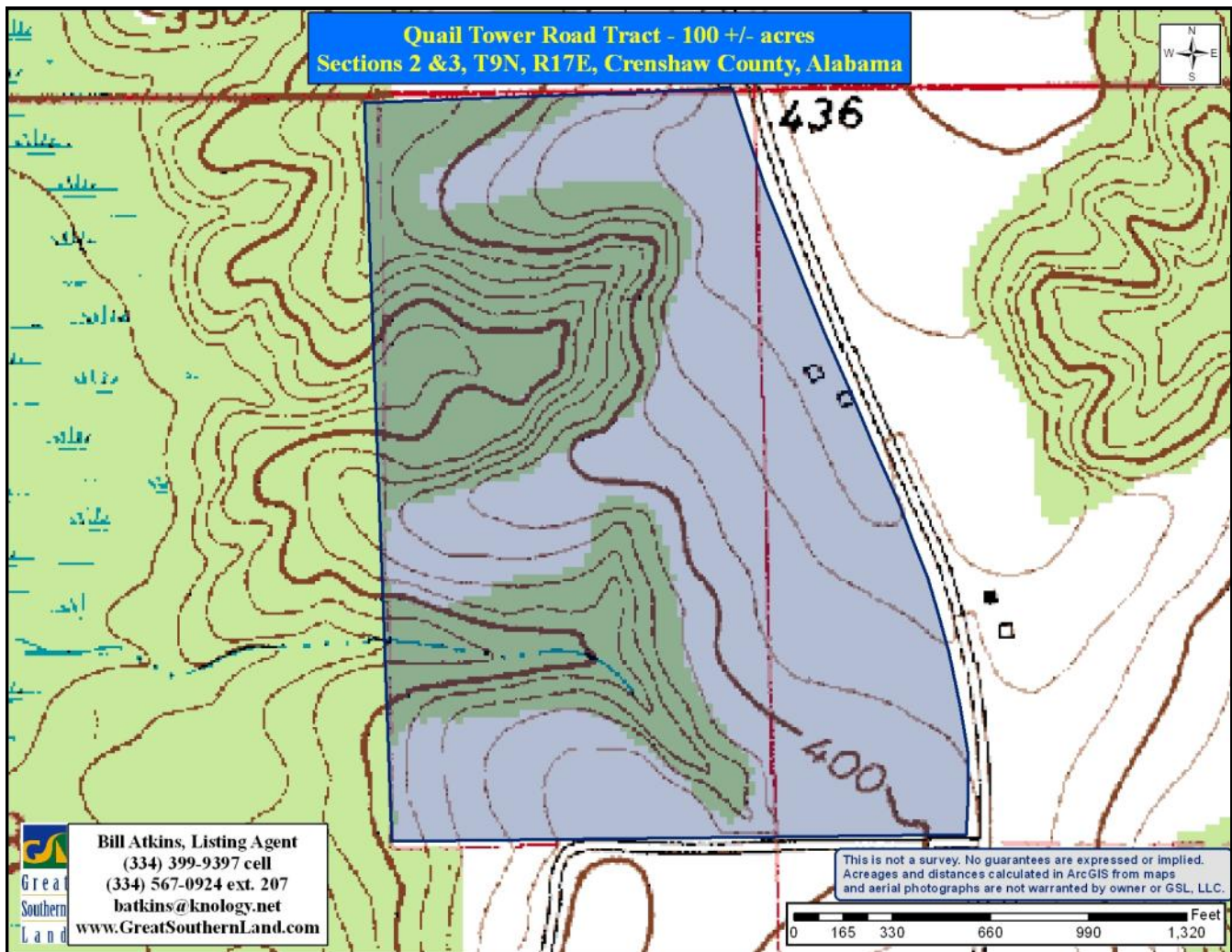


Nice 3 bedroom, 2 bath doublewide home with a large enclosed garage (left), and large covered porches on the front and rear (below)



35 acres of healthy planted pines 10 years old (left), and 45 acres in natural timber (bottom left and below) make this a great hunting or investment tract





Quail Tower Road Tract - Sections 2 & 3, T9N, R17E, Crenshaw County, Alabama

