

Between the Lakes



Situated between the locally popular Compass Lake and Silver Lake communities, “Between the Lakes” enjoys an excellent North Florida location only 25 minutes to the city limits of Panama City by way of four-lane U.S. Highway 231. From an investment standpoint, the 450-acre Between the Lakes delivers – it is value-priced (particularly given its Florida address), offers recreational opportunities, and is poised to deliver future cash flow from timber sales.

A majority of Between the Lake’s upland area (a high 89%) is populated with longleaf pines that were planted in 2010. A pretty teardrop-shaped 12-acre lake partially ringed by large graceful live oaks serves as the property’s centerpiece. To the north of these stands lie mature pines and hardwoods that also form a buffer to Econfina Creek that flows next to the property. Longleaf pines are considered by many to be the most beautiful of the southern pine species and at one time spanned a vast range from Virginia to Texas. Over-exploitation started about 150 years ago which significantly changed the forest landscape. Fortunately, planting of longleaf pines has enjoyed a resurgence due to a desire to return the land to its natural state.

At a Glance:

Acreage:
450± acres

Asking Price:
\$1,995 per acre

Location:

Jackson County, Florida

Special Attributes:

- Proximity to Panama City
- Value-Priced
- 12-Acre Lake
- Borders State Lands
- Longleaf Pines
- Rolling topography
- Recreational Opportunities

Arnie Rogers, Licensed Real Estate Broker

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Property Features *continued*

A new owner will enjoy the benefits of seeing these wonderful trees mature through their life cycle, made even more picturesque by the property's undulating topography - a feature desired by many landowners. Another key advantage is a 1 ½ mile shared boundary with the State of Florida whose 1,300 acres will be forever preserved.

Between the Lakes is a great place to get away whether for an active lifestyle such as hunting, horseback riding, ATV riding, or simply unwinding. Regardless, this property offers privacy that belies its convenience to nearby modern amenities and some of the world's most famous beaches. Getting here from further reaches is also easy. The Northwest Florida Beaches International Airport (served by Delta, Southwest, and United Airlines) is only 35 miles away while Interstate 10 is just 19 miles to the north.

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Local Location Map



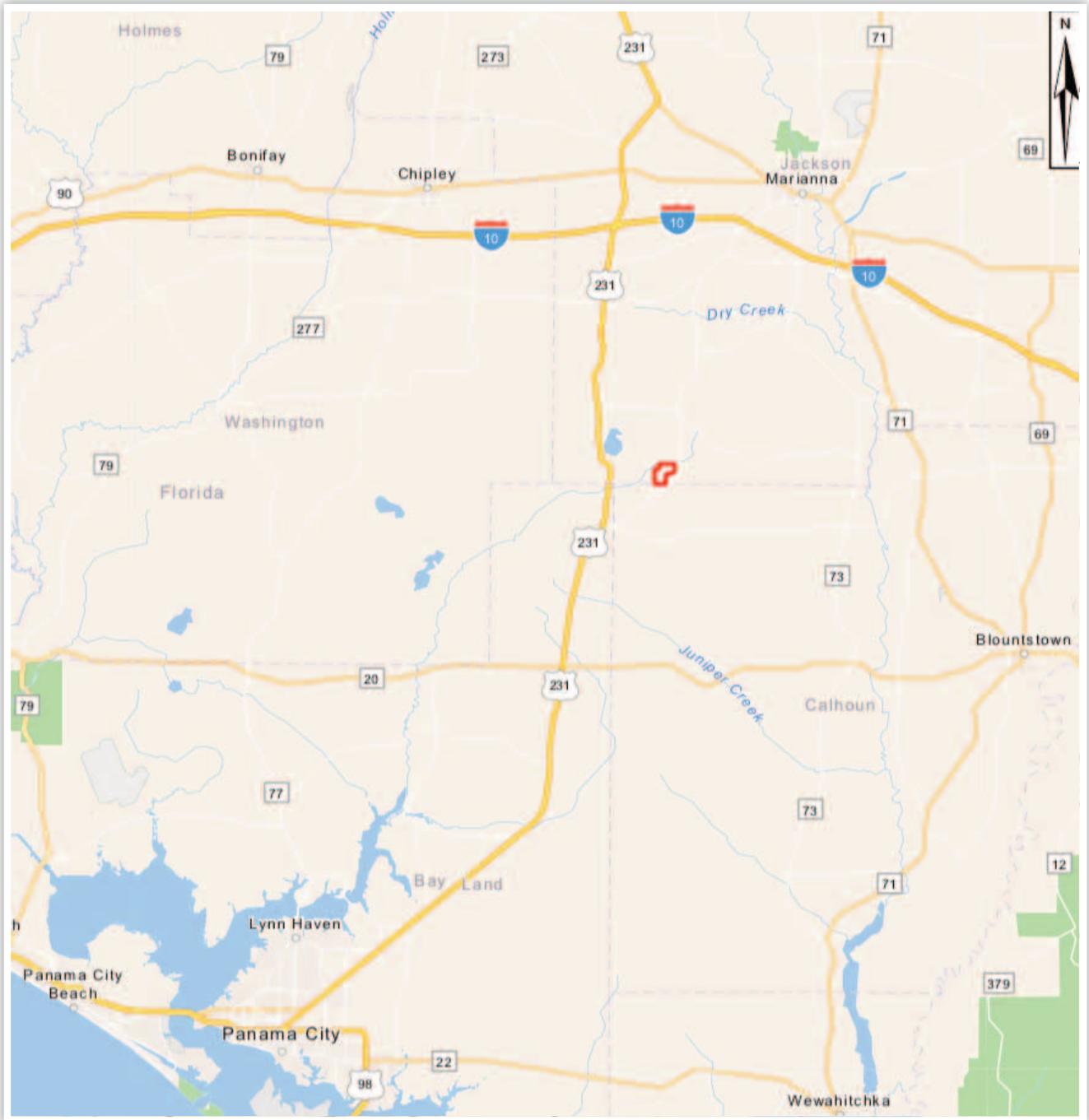
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Regional Location Map



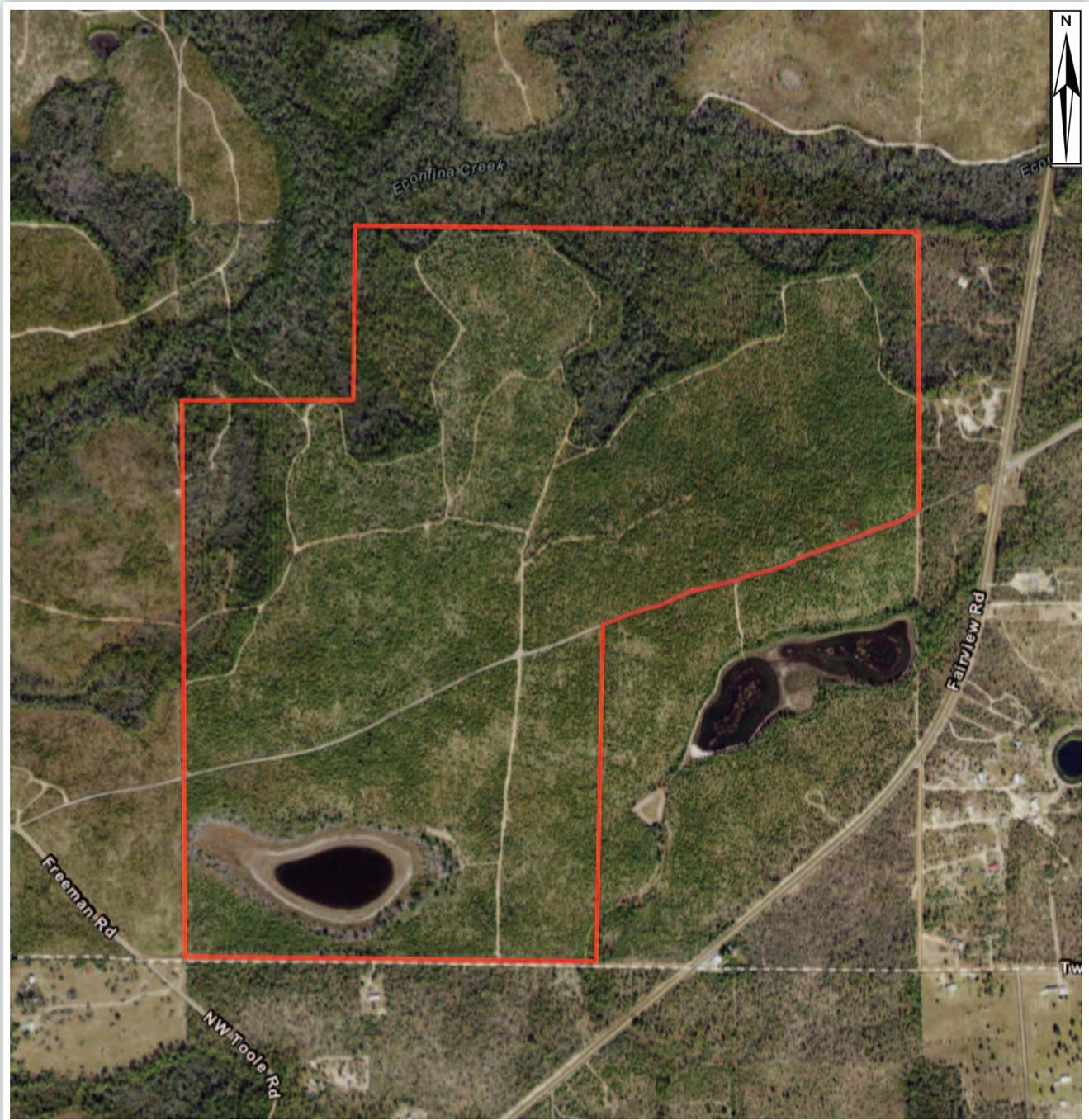
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Aerial Map



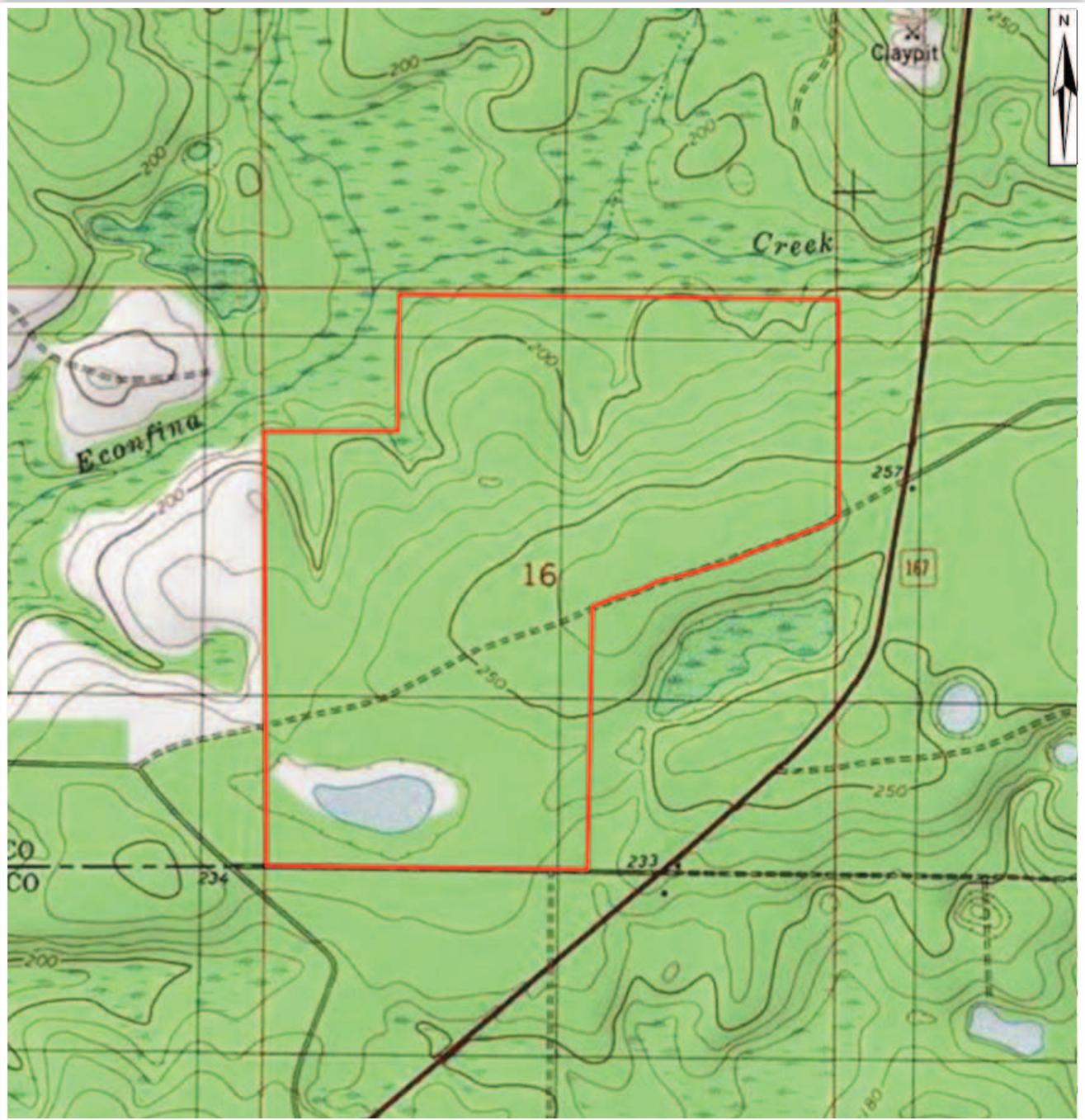
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Topo Map



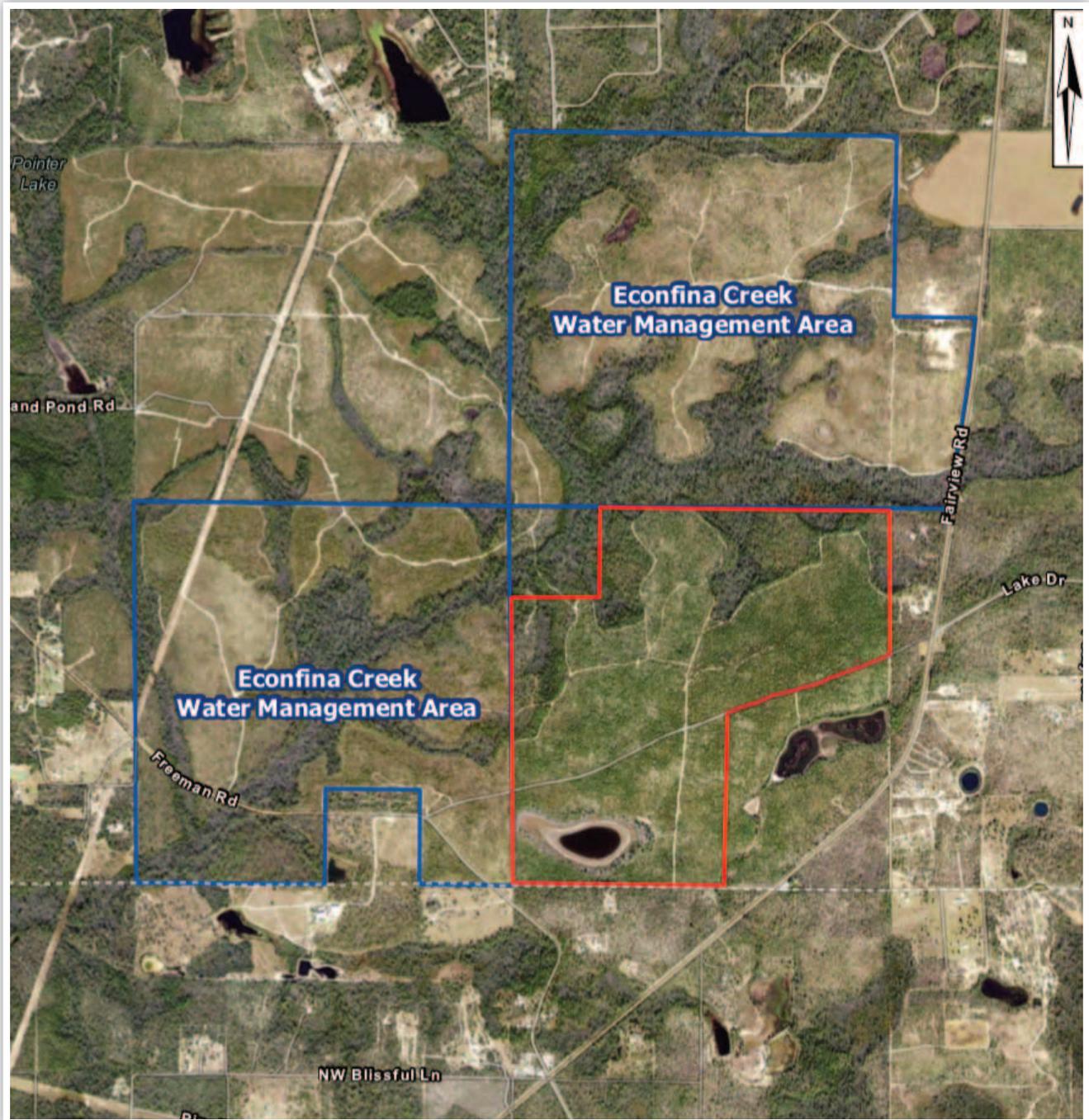
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Conservation Map



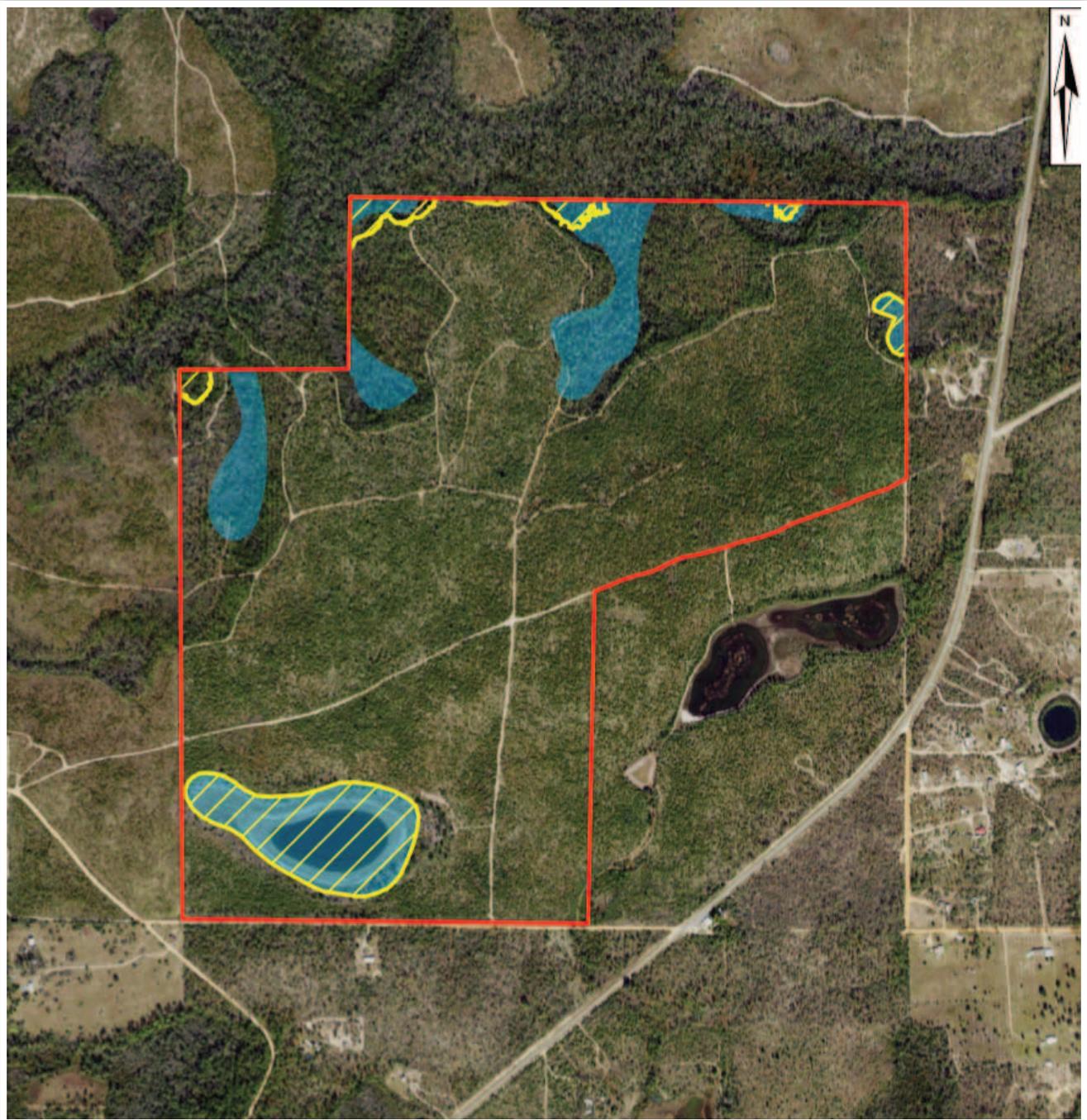
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Wetlands Map



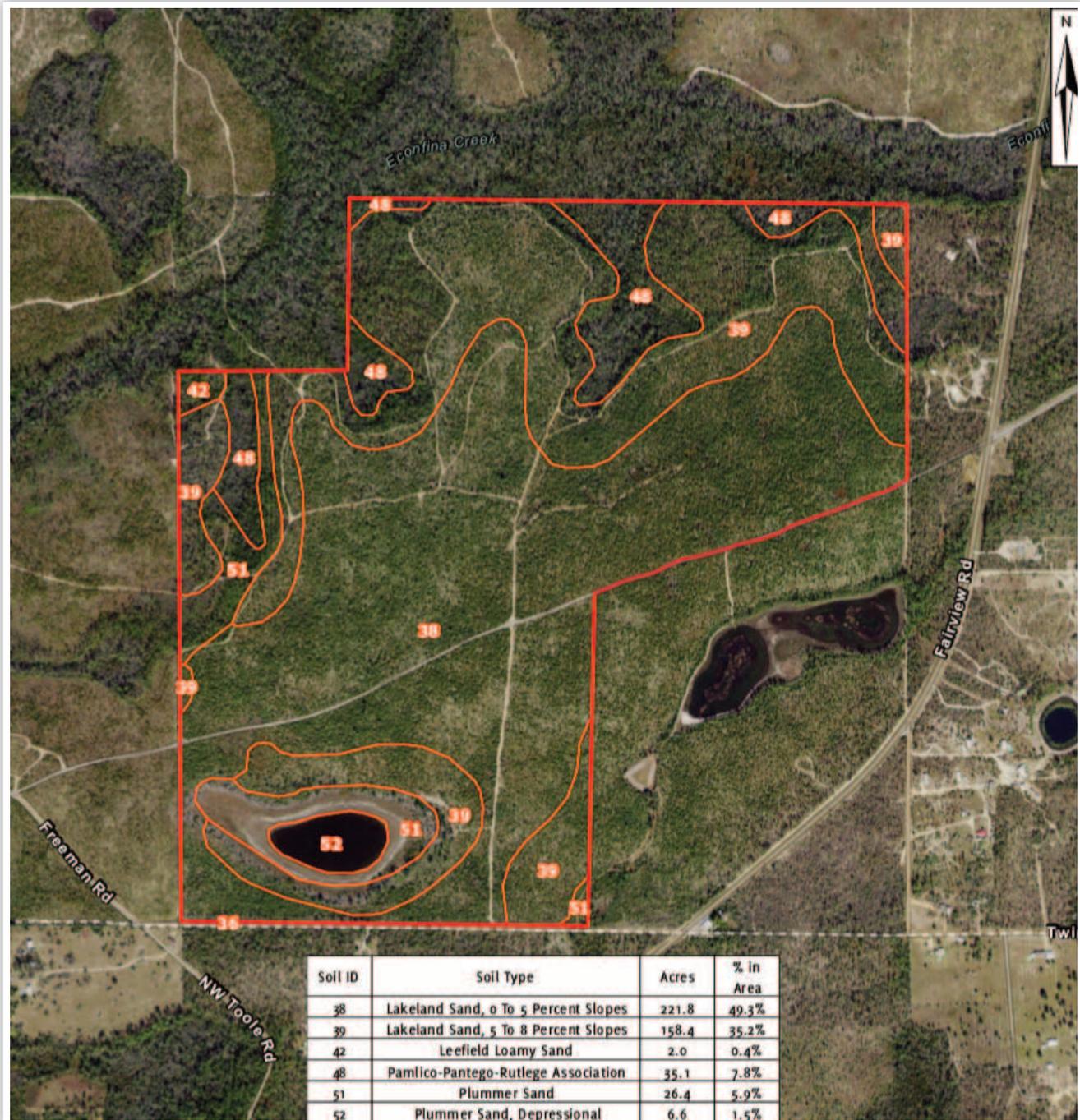
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Soil Map



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Photos



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