

**10± ACRES**  
**WILCOX COUNTY, GA**  
**\$90,000**



**SMALLTOWN**  
HUNTING PROPERTIES  
& REAL ESTATE<sup>SM</sup>

**OFFICE (478) 382-2880**



# THE WILCOX 10

## PROPERTY PROFILE

### LOCATION:

- Robin Lane  
Rochelle, GA 31079
- Wilcox County
- 4± Miles SE of Pineview
- 9.3± Miles N of Rochelle
- 17± Miles S of Hawkinsville
- 27± Miles SE of Unadilla
- 36± Miles SE Perry
- 45± Miles S of Warner Robins

### COORDINATES:

- 32.06056, -83.49108

### TAX INFORMATION:

- TBD

### PROPERTY USE:

- Recreation
- Hunting
- Potential Home/Cabin Site
- Investment

### PROPERTY INFORMATION:

- 10± Total Acres
- 2± Acres of Cleared Ground
- Paved Road and  
Dirt Road Frontage
- Electricity Available
- Unfinished Log Cabin
- Abundant Deer & Other Wildlife
- Small Pond



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**GREYSON FARROW**

LAND SPECIALIST

C: 229-406-3833

O: 478-382-2880

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176 Watson Rd. - Pitts, GA 31072

[smalltownproperties.com](http://smalltownproperties.com)

Information is believed to be accurate but not guaranteed.



# WELCOME TO THE WILCOX 10

DISCOVER THE PERFECT BLEND OF PEACEFUL RURAL LIVING AND EXCITING RECREATIONAL OPPORTUNITIES WITH THIS 10± ACRE PROPERTY LOCATED IN WILCOX COUNTY, GA. This property is comprised of both open land and wooded land and features an unfinished log cabin, offering a great start for those looking for a weekend getaway. Just behind the cabin is a small pond, which could be expanded if desired. If you are looking to build your forever home or a campsite, a 2± acre area has already been cleared and is ready for construction. Additionally, this tract is appealing for recreational activities, as there is an abundance of deer and other wildlife. This property features frontage on a paved road and dirt road, ensuring easy access, while electricity is also available on site. Whether you're seeking a rural homesite or a recreational retreat, this property offers the ideal setting.

**Contact Greyson Farrow today to explore  
the options on this south Georgia gem!**



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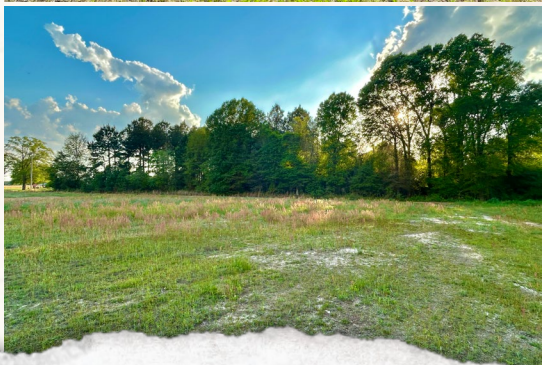
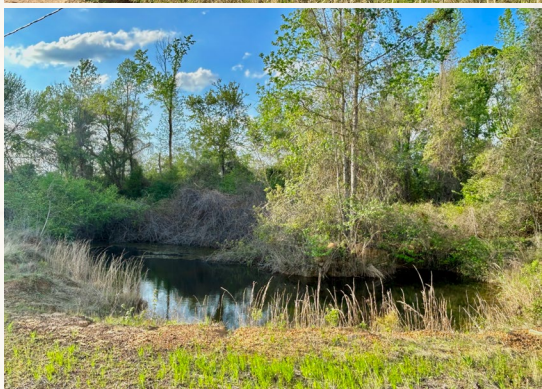
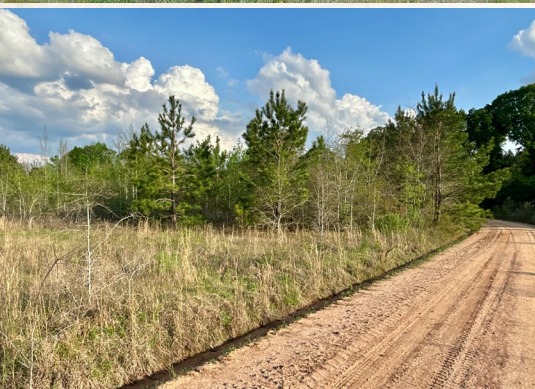
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land id. **LINK**



Directions From Pineview, GA: Travel 3.5 miles south on Highway 112. Turn left on Mitchell Road and continue 1 mile to the property on the left.

**[LINK TO GOOGLE MAP DIRECTIONS](#)**



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