

Lee Co., AL

SEE PHOTOS
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Reference # 532

More info at
334-321-1865
Agent: Lisa Love

Land For Sale
271+- acres
\$1,545,000

Exclusive Agent For Owner
CYPRUS
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- Outstanding opportunity to own land in fast-growing northwest Lee County
- Adjoining 115+- acres available for sale, too.
- CONVENIENT: just 7 miles to the Auburn City limits and 20 miles to Tiger Town in Opelika.
- 1320+- feet of frontage on a gravel county-maintained road; 1.2 miles to the beautiful Hodges Vineyard ([link](#)).
- Centrally located between lovely Lake Martin ([link](#)) and Auburn University ([Link](#)).
- RECREATION: One of the best HUNTING areas for white tail deer in the region.
- With over a mile of old logging roads and trails, you can explore the whole property.
- WATER: Scenic Bird Creek and several smaller streams run through the land with multiple potential pond sites.
- TIMBER: 102+- acres of highly improved loblolly pine age 1-4 – future timber income.
- 60+ acres of hardwoods – wildlife corridors and beautiful trees.
- 96+- acres of recently harvested land – ready for planting or conversion to your use.
- These good clay soils make for highly desirable all-weather logging access.
- HOMESITES: Lots of places to build, both on the county road front – or back on the high ridge with big views.
- Power at north boundary; Loachapoka water in area; about 1.2 miles to hook up.
- About 100 miles to Birmingham, 50 miles to Columbus, GA, 57 miles to Montgomery, and 116 miles to Atlanta, GA

All distances, acres & boundary line markers are estimates and should be independently verified

Driving Instructions

From I-85 Exit 51 at Auburn – (18 miles to the property)

From Exit 51, take US Hwy 29 (College Street) north for just 1.4 miles. Take a left on Shug Jordan Parkway and go 4 miles. Take a left on North Donahue and go 2.3 miles. Turn left onto West Farmville Road (Lee Co Rd 72) and go 8.2 miles. Merge left onto Lee Co Rd 71 and go .5 miles, passing Hodges Vineyard on the right. Turn left onto Lee Co Rd 70 (graveled) and go 1.2 miles where you will see the 1st entry road and large 386 acre sign on the left. This also begins frontage for the 271 acre parcel. Continue for ¼ mile to the 115 acre property. The 115 acres has two gates: 1 centrally located, 1 at the powerline.

From US 280 at Waverly – (6 miles to the property)

From US 280, turn west on Seals St and continue for 2.5 miles. Take a slight left onto Lee Co Rd 73 and continue for 1.4 miles. Merge onto Farmville Rd/Lee Co Rd 72 and go .5 miles, passing Hodges Vineyard on the right. Turn left onto Lee Co Rd 70 (graveled) and go 1.2 miles where you will see the 1st entry road and large 386 acre sign on the left. This also begins frontage for the 271 acre parcel. Continue for ¼ mile to the 115 acre property. The 115 acres has two gates: one centrally located and one at the powerline.

You are welcome to drive out and take a look by yourself, but call the agent, Lisa Love, 334-321-1865, to get the gate code, for more info, or to have a custom tour of the land.

IMPORTANT NOTICE

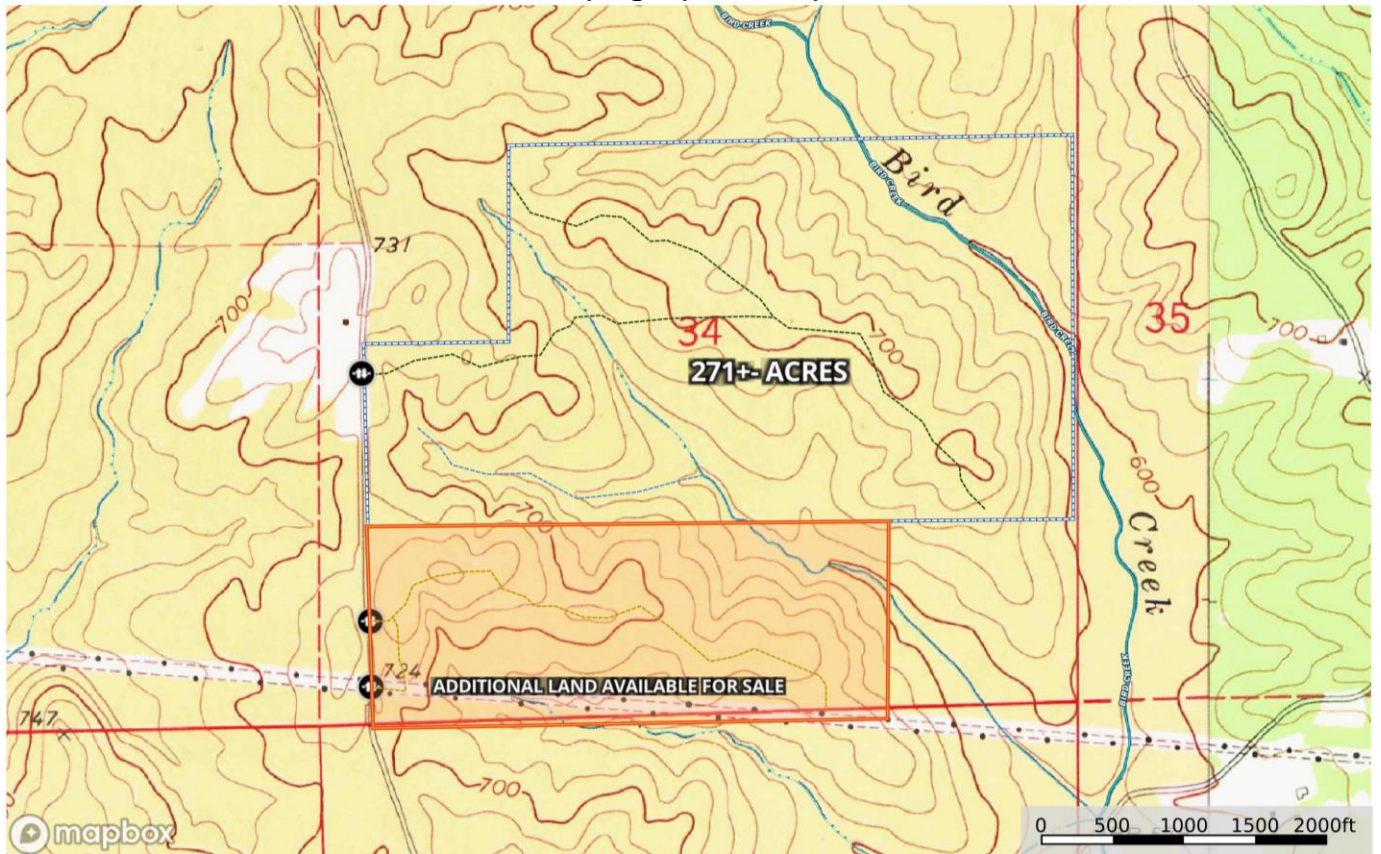
Investment in rural land carries risk and this offering is made with conditions.

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Location Map



Topographic Map



Aerial View

