



# 180 +/- AC - Jefferson Co - Sunview Road Tract

| \$ 570,000

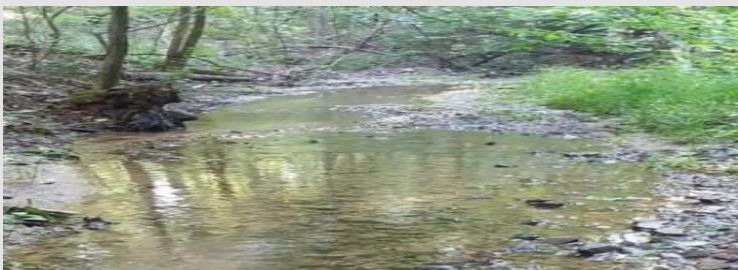
## HIGHLIGHTS

- 20 minutes from downtown Birmingham
- Loaded with Deer & Turkey
- Multiple homesites
- A few miles from local Highschool
- LOCUST FORK RIVER frontage



## DESCRIPTION

Two tracts of land totaling 180 +/- acres located just 20 minutes north of Birmingham in Jefferson County. The tract which is filled with mixed thinned pines, hardwood draws, and old growth river bottoms. This tract includes multiple beautiful home sites with potential for residential development. A vast road system extends from the well-maintained county road across the hilltops and food plots down to the banks of the Mulberry River. The riverfront stretches over 4500 feet and offers deep water for swimming, canoeing, fishing, or hiking. The area is filled with an abundance of deer and turkey making hunting very accessible. This tract is bordered by almost 800 acres of private land that could possibly be purchased as well. Located in an area of high economic growth, this property has high potential for investment as well as for farming and hunting. THIS TRACT IS SHOWN BY APPOINTMENT ONLY – FOR MORE INFORMATION OR TO ARRANGE A SITE VISIT CONTACT: Taylor Gwaltney 205-999-4933, [taylor@tuttland.com](mailto:taylor@tuttland.com)



**Taylor Gwaltney**

Cell: (205) 999-4933

[taylor@tuttland.com](mailto:taylor@tuttland.com)