



*Specializing in the sale of large properties across the state of Alabama*

## *Auburn 150 acres(+/-)*

**Location:** In south Auburn. Just off of Sand Hill Rd. -- It is in the city limits of Auburn.

**Access:** Has access from Lee County Rd #23

**Land:** Is beautiful. It has roughly 70 acres+/- of some gorgeous open land and the remaining 80 acres+/- is in timber that is a mixture of pine and hardwood but mainly hardwood and water. The property is easy to get around with an excellent interior road system.

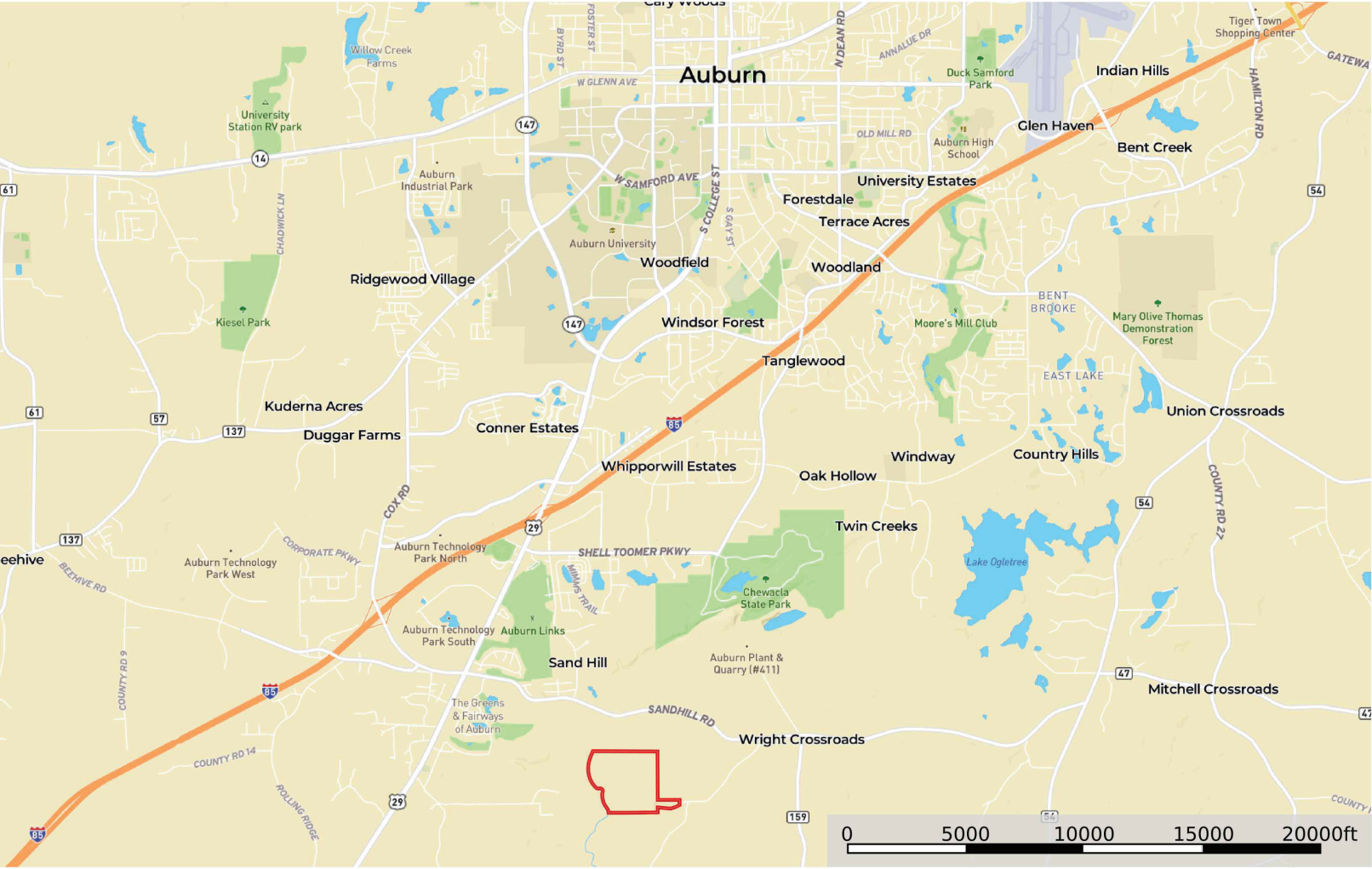
**Water:** Has a nice 7-acre pond that is stocked. It also adjoins the beautiful Chewacla Creek along the western boundary of the property. There is also a branch of Chewacla Creek that flows through the property.

**Structures:** Has a nice 4-bedroom 3.5-bath home with a pool and pool house that has a room and a full bath. Also has an equipment barn for equipment storage and a nice dog kennel covered with a concrete foundation.

**Comments:** This is a very unique property. It is one of the last great large tracts of land in the city limits of Auburn. The potential for this property is unlimited with the incredible growth of the Auburn area. It is excellent for an investment or weekend football retreat.

**Price:** \$45,000/acre

**Auburn 150**  
Lee County, Alabama, 150 AC +/-



Boundary

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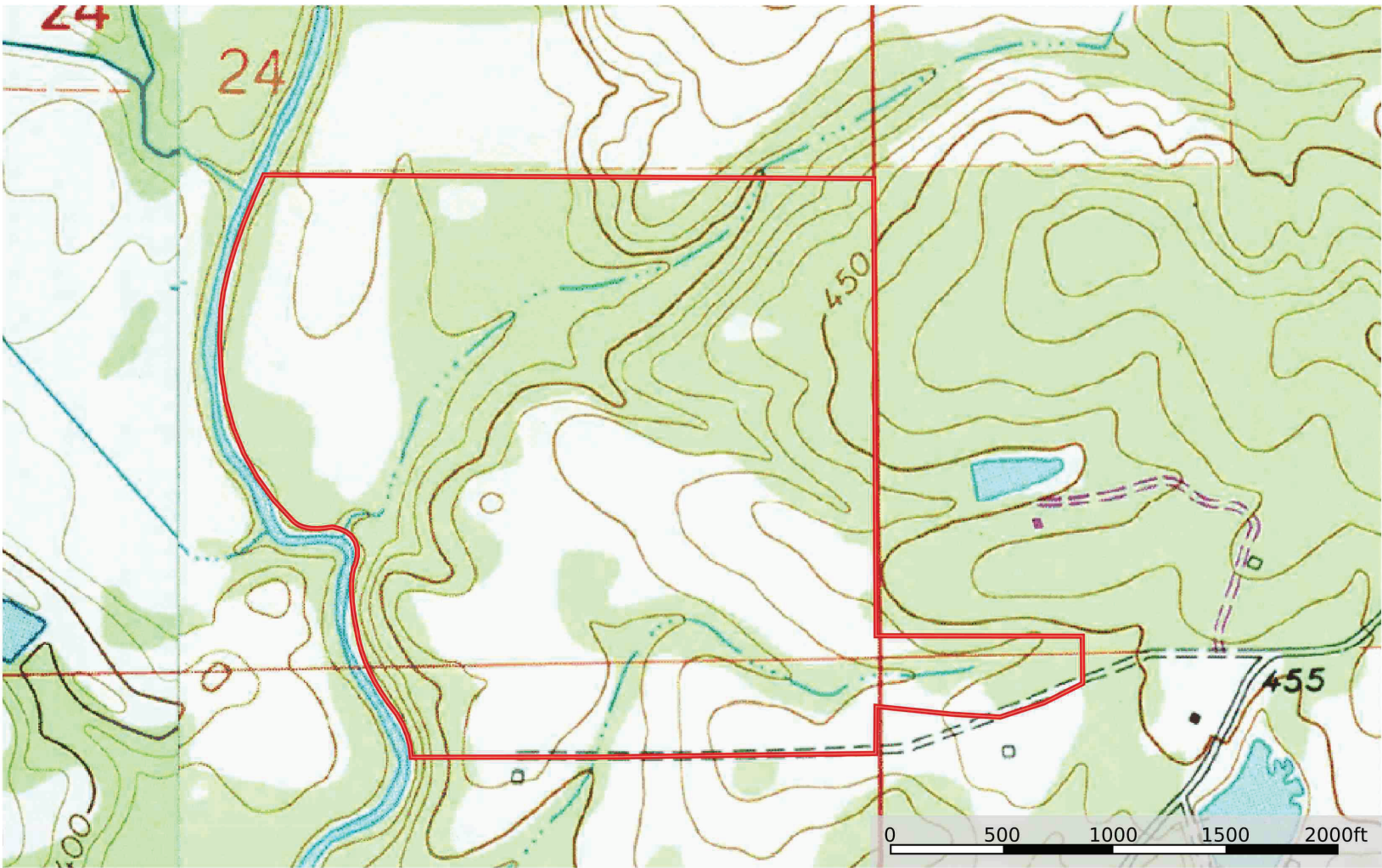








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