



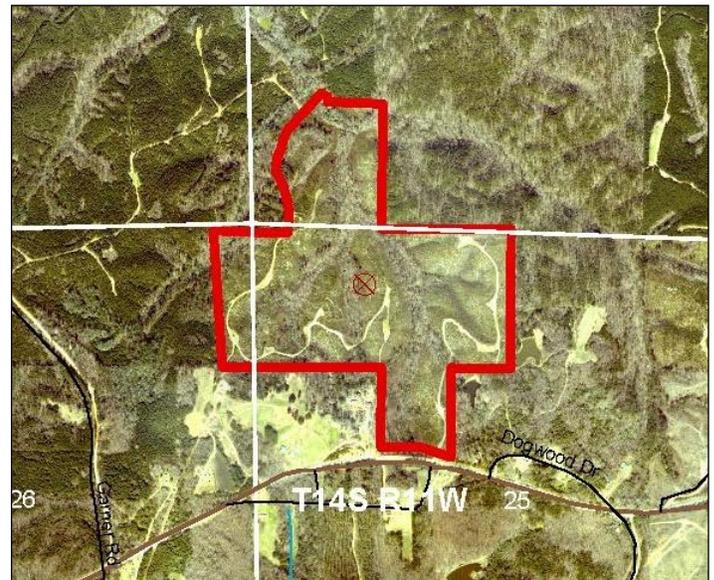
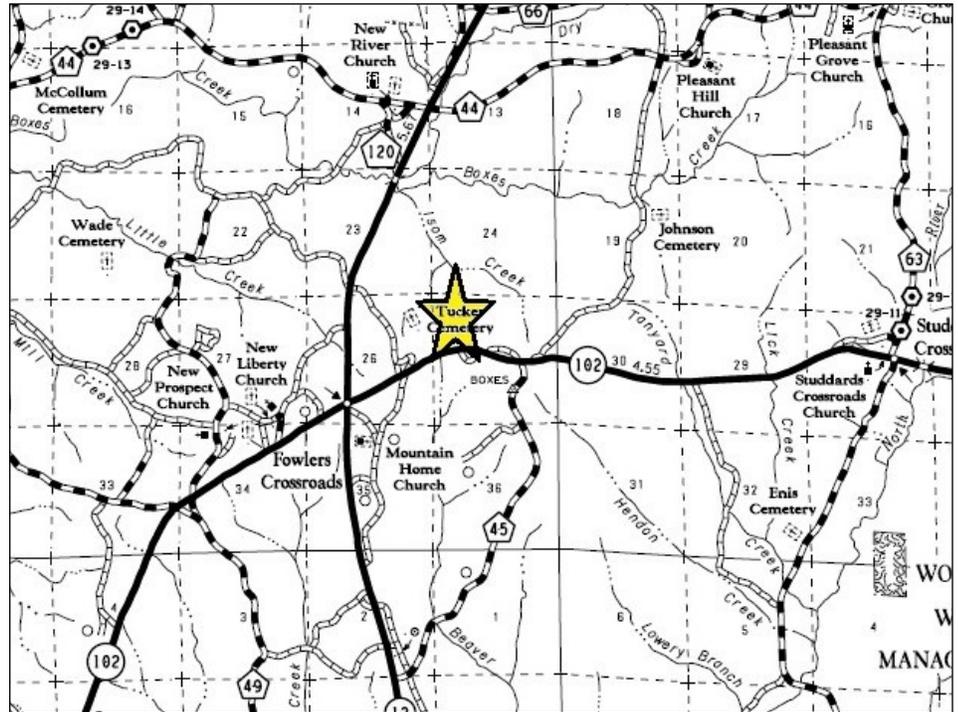
Fowlers Crossroads Tract
 On Highway 102, Fayette County, AL
 +/- 135.5 Acres
 Timberland / Hunting / Residential
 \$286,209.00

P. O. Box 600
 Gordo, AL 35466
 205-364-7145

Sections 24, 25, and 26, Township 14 South, Range 11 West
 33.8123, -87.6484
 For more info: www.midsouthforestryservices.com

Dale Lancaster, Broker

Presenting 135.5 +/- acres of timberland in the Fowlers Crossroads Community, Fayette County, Alabama. This property features frontage on paved Highway 102, ensuring easy access and visibility. About 83 acres are dedicated to a growing pine plantation established in 2020, while the remainder consists of hardwood timber along natural drains. Located just 13 miles from Berry and 16 miles from Fayette, this land offers both convenience and a natural retreat. Multiple greenfield areas along the interior roads provide excellent opportunities for wildlife management, making it a haven for deer, turkey, and small game. With power and water available along Highway 102, this versatile property is ideal for outdoor enthusiasts, investors, or those seeking a rural home site. Don't let this opportunity pass!



All information furnished is assumed to be accurate and correct. However, neither the property owner nor Midsouth Forestry Services warrant the accuracy of information furnished. Prospective buyers should satisfy themselves as to the accuracy of this information. No representation or warranties are expressed or implied as to the property, its condition, boundaries, access, acres, zoning, condition of title or fair market value.
 Rev. 022425