

\$1,295,000 - Xxx Bear Bay Flats Road, Laurel Hill

MLS® #965990

\$1,295,000

Bedroom, Bathroom,
Unimproved Land on 240.00 Acres

Metes and Bounds, Laurel Hill, FL

If you are looking for a country estate, recreational land, family compound, or a development opportunity, this is it! 240 Acres just 1.6 Miles South of Paxton and 4.5 miles to Florala, AL. This property is zoned General Agriculture 1 Unit per 10 Acres, so there is opportunity to subdivide with 2,600 Feet along paved and county-maintained Bear Bay Flats Road. Wildlife is abundant with deer, turkey and wild boar. Excellent Diversity of habitat with approximately 100 acres of established longleaf pines in pine straw production yielding \$12,000 net annually to land owner; 40 acres planted pine; 50 acres natural pine regeneration; and the remaining 60 acres in hardwood ridges, bottomland and cypress swamps. Good road system and infrastructure in-place. APPOINTMENT REQUIRED TO SHOW



Essential Information

MLS® #	965990
Price	\$1,295,000
Acres	240.00
Type	Unimproved Land
Sub-Type	Unimproved Land
Status	Active

Community Information

Address	Xxx Bear Bay Flats Road
Area	23 - North Walton County

Subdivision	Metes and Bounds
City	Laurel Hill
County	Walton
State	FL
Zip Code	32567

Amenities

Utilities	Electric, Private Well, Septic Tank
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School Information

Elementary	Paxton
Middle	Paxton
High	Paxton

Additional Information

Zoning	Agriculture
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Listing Details

Listing Office	Taylor Allen Properties LLC
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