

# FOR SALE

## 8.84 Acres - Building Site

**Real Property Consist of:** A Total of 8.84 Acres with Perimeter Fencing (New 5 Wire Barbwire Fence on Three Sides) with 426' Street Frontage on East Gatlin Road.

**Improvements Consist of:** Cotton Electric Utility Pole, Water Well (Approximately 160' Deep) and a Sheet Metal Barn (14' x 30') with an Front Apron (8' x 10'). Rural Water Available on North Side of Gatlin Road.

**Directions:** From North Highway 81 and Gatlin Road, Go Two Miles East. Real Property Situated on South Side of Gatlin Road.

**Broker's Note:** Great Building Site, Conveniently Located. Approximately 100% Native Grass with 426' Steet Frontage on Gatlin Road.

# \$82,500

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