

County Road 206 West
495 County Road 206
Jack, AL 36346

\$148,000
40± Acres
Coffee County



**County Road 206 West
Jack, AL / Coffee County**

SUMMARY

Address

495 County Road 206

City, State Zip

Jack, AL 36346

County

Coffee County

Type

Recreational Land

Latitude / Longitude

31.577103 / -85.991128

Acreage

40

Price

\$148,000

Property Website

<https://farmandforestbrokers.com/property/county-road-206-west-coffee-alabama/91319/>



PROPERTY DESCRIPTION

Discover your slice of rural Alabama with this beautiful 40-acre property located in Coffee County, just off **County Road 206**. This tract offers a great blend of investment potential and recreational opportunity, featuring a **young pine plantation** that promises future timber value and long-term growth.

With **paved road frontage**, access is easy and convenient, making it ideal for a weekend getaway, hunting retreat, or future home site. The gentle terrain and well-maintained plantation provide a clean, open feel while still offering privacy and seclusion.

Property Highlights:

- 40 Acres of Land in Coffee County, AL
- Young, Professionally Planted Pine Plantation
- Excellent Timber Investment Opportunity
- Paved Road Frontage on County Road 206
- Great Potential for Hunting, Recreation, or Residential Use
- Quiet, Rural Setting with Convenient Access
- Located in the desirable Zion Chapel School Zone

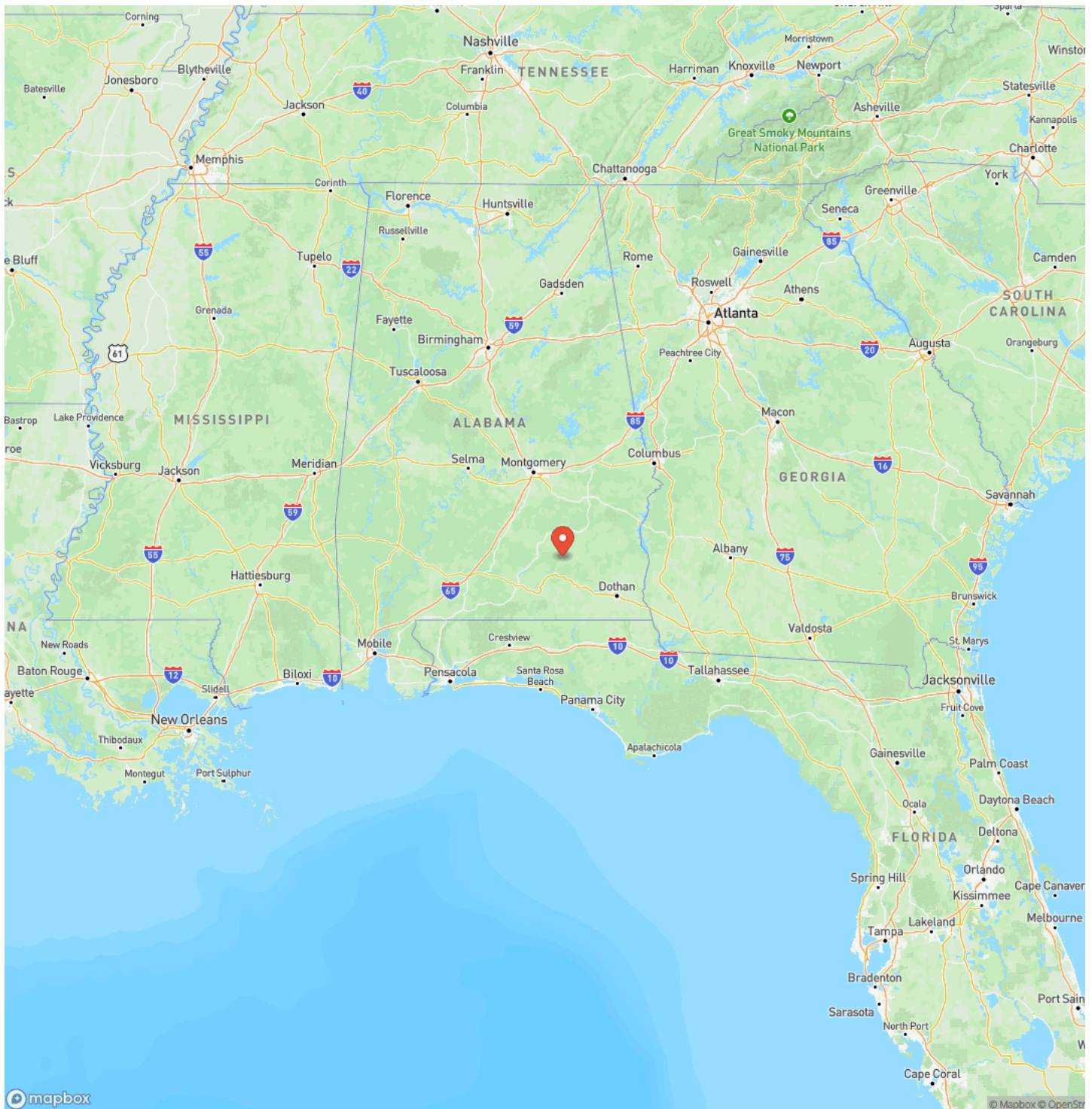
Whether you're looking to invest in timberland, build a country home, or just enjoy the outdoors, this versatile property offers plenty of possibilities. Contact us today to schedule a showing or for more information. The property includes a small house, which is being sold "as is".



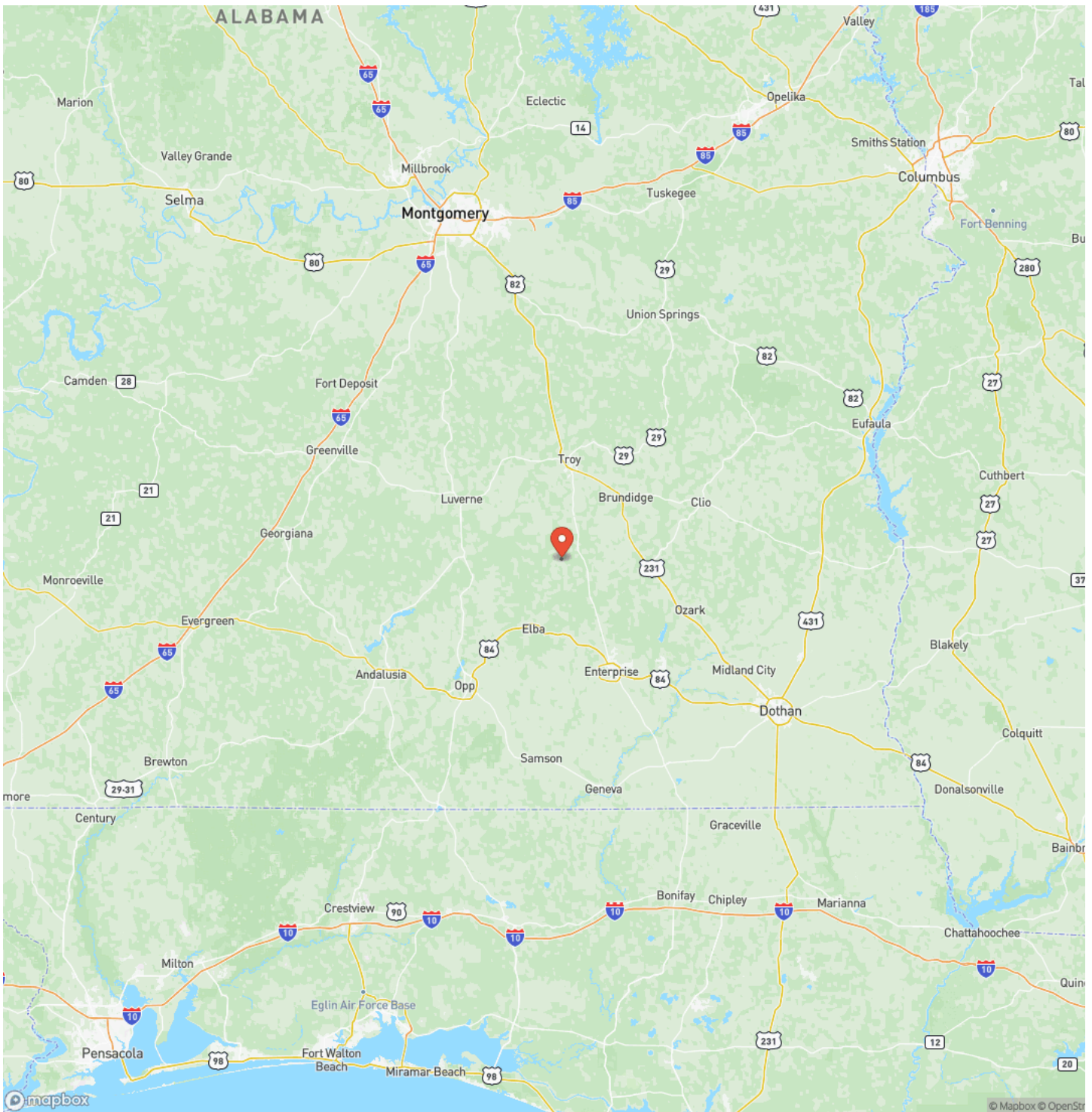
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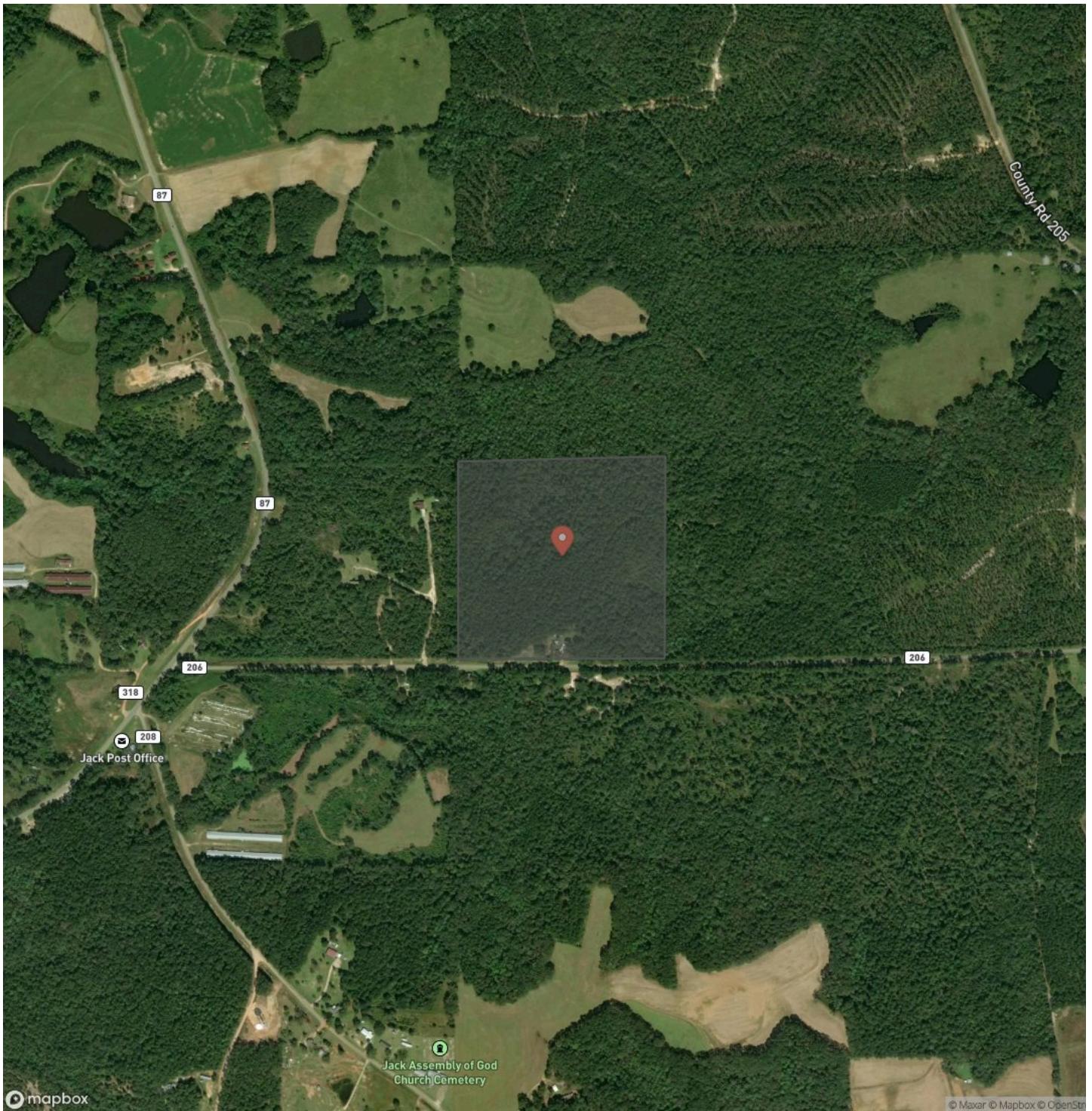
Locator Map



Locator Map



Satellite Map



LISTING REPRESENTATIVE

For more information contact:



Representative

Calvin Perryman

Mobile

(334) 419-7277

Email

calvin@farmandforestbrokers.com

Address

City / State / Zip

NOTES

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farmandforestbrokers.com/

DISCLAIMERS

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Maps are provided for illustration purposes only, the accuracy is not warranted. Parcels on interactive maps are not adjusted to match aerial backgrounds. This information is for reference purposes only and is not a legal document. Data maps contain errors. The seller and seller's agent are making known to all potential buyers that there may be variations between the location of the existing boundary lines and the legal description of the deeded property. Seller and seller's agent make no warranties with regard to the location of the boundary lines in relationship to the deeded property lines, nor does the Seller make any warranties or representations with regard to the specific acreage contained within the property lines. Seller is selling the property in an "as is" condition. Boundaries shown on the accompanying maps are approximate, based on county parcel data. The maps are not to scale. The accuracy of the maps is not guaranteed. Prospective buyers are encouraged to verify fence lines, deeded property lines and acreages using a licensed surveyor at their own expense.

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