

**Price Improvement!! Northport 15 +/- acre Hardwood  
Homesite  
HWY 171  
Northport, AL 35475**

**\$164,000**  
15± Acres  
Tuscaloosa County



**Price Improvement!! Northport 15 +/- acre Hardwood Homesite  
Northport, AL / Tuscaloosa County**

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**SUMMARY**

**Address**

HWY 171

**City, State Zip**

Northport, AL 35475

**County**

Tuscaloosa County

**Type**

Farms

**Latitude / Longitude**

33.316286 / -87.650794

**Acreage**

15

**Price**

\$164,000

**Property Website**

<https://farmandforestbrokers.com/property/price-improvement-northport-15-acre-hardwood-homesite-tuscaloosa-alabama/75536/>



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### **PROPERTY DESCRIPTION**

Northport 15 +/- acre Hardwood Homesite.

Great location just a few miles North of the city of Northport, AL located just off of HWY 171. The property has a homesite already established with a gravel road to the property, power is also already on site. The source of water is unknown at this time, but county water is located at HWY 171. There was previously a home on the property that has since been removed.

The homesite has a host of oak trees that makes for great shade or just for the aesthetics.

If you are looking for a property to build on and to just get out of town, this one checks all the boxes and is also still close to all the daily necessities.

For more information or to schedule a showing please contact Shaun Lee at [\(205\) 361-5002](tel:2053615002) or [shaun@farmandforestbrokers.com](mailto:shaun@farmandforestbrokers.com)

Showings are by appointment only.



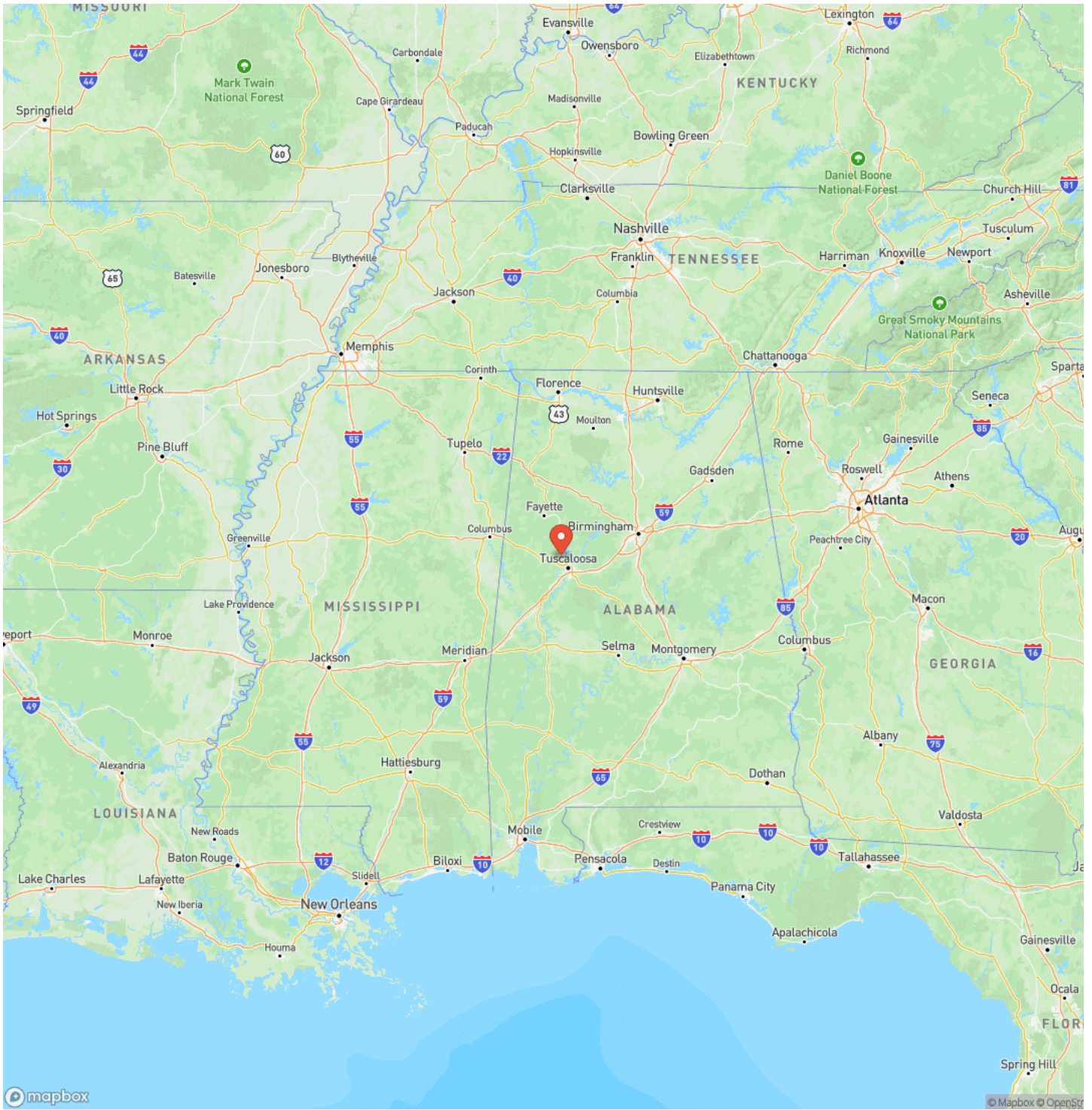
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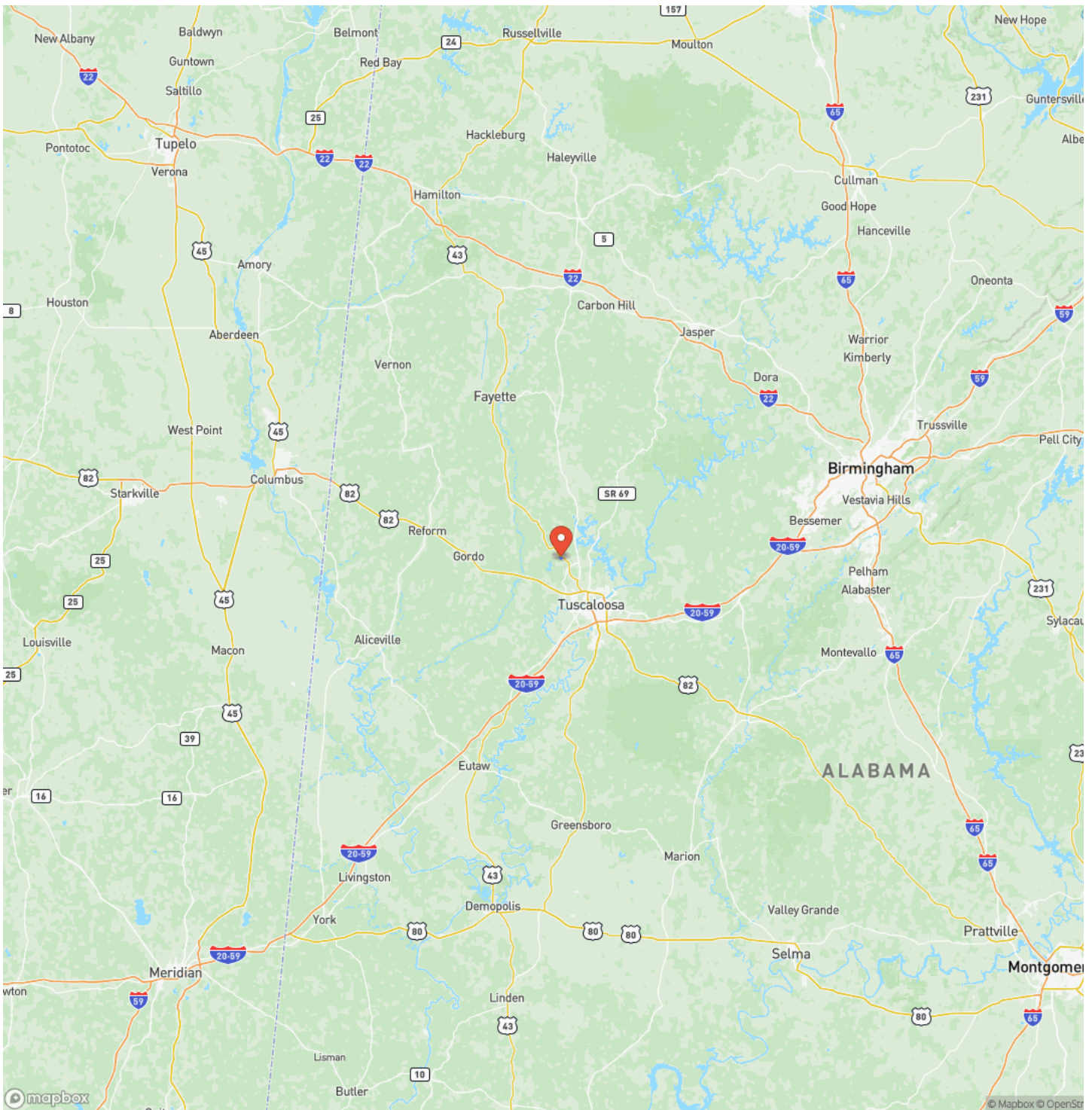
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# Locator Map



**Price Improvement!! Northport 15 +/- acre Hardwood Homesite  
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# Locator Map



## Satellite Map



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**LISTING REPRESENTATIVE**  
For more information contact:



**Representative**  
Shaun Lee

**Mobile**  
(205) 361-5002

**Email**  
shaun@farmandforestbrokers.com

**Address**  
**City / State / Zip**  
Centreville, AL 35042

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**NOTES**

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## **DISCLAIMERS**

Information in this brochure is provided solely for information purposes and does not constitute an offer to sell or advertise real estate outside the states in which broker or agent is licensed. The information presented has been obtained from sources deemed to be reliable, but is not guaranteed or warranted by the agent, broker, or the sellers of these properties. This offering is subject to errors, omissions, prior sale, price change, correction or withdrawal from the market without notice. All references to age, square footage, income, expenses, acreage, carrying capacity, and land classification, etc. are derived from sources believed to be accurate, but are approximate. Prospective buyers are chargeable with and expected to conduct their own independent investigation of the information and the property and to rely only on those results. Sellers reserve the right to accept or reject any and all offers without liability to any buyer or cooperating broker.

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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