

40 Ac Mini-Farm Madison, FL
TBD Federal Rd
Greenville, FL 32331

\$118,117
40± Acres
Madison County



**40 Ac Mini-Farm Madison, FL
Greenville, FL / Madison County**

SUMMARY

Address

TBD Federal Rd

City, State Zip

Greenville, FL 32331

County

Madison County

Type

Hunting Land, Timberland

Latitude / Longitude

30.375379 / -83.766936

Acreage

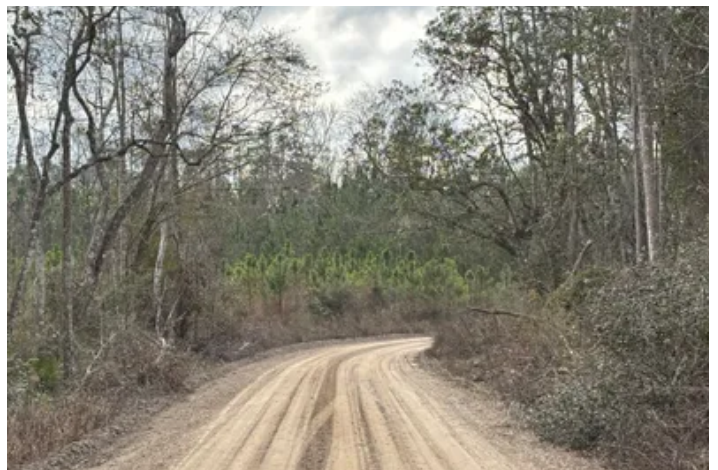
40

Price

\$118,117

Property Website

<https://farmandforestbrokers.com/property/40-ac-mini-farm-madison-fl-madison-florida/69486/>



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PROPERTY DESCRIPTION

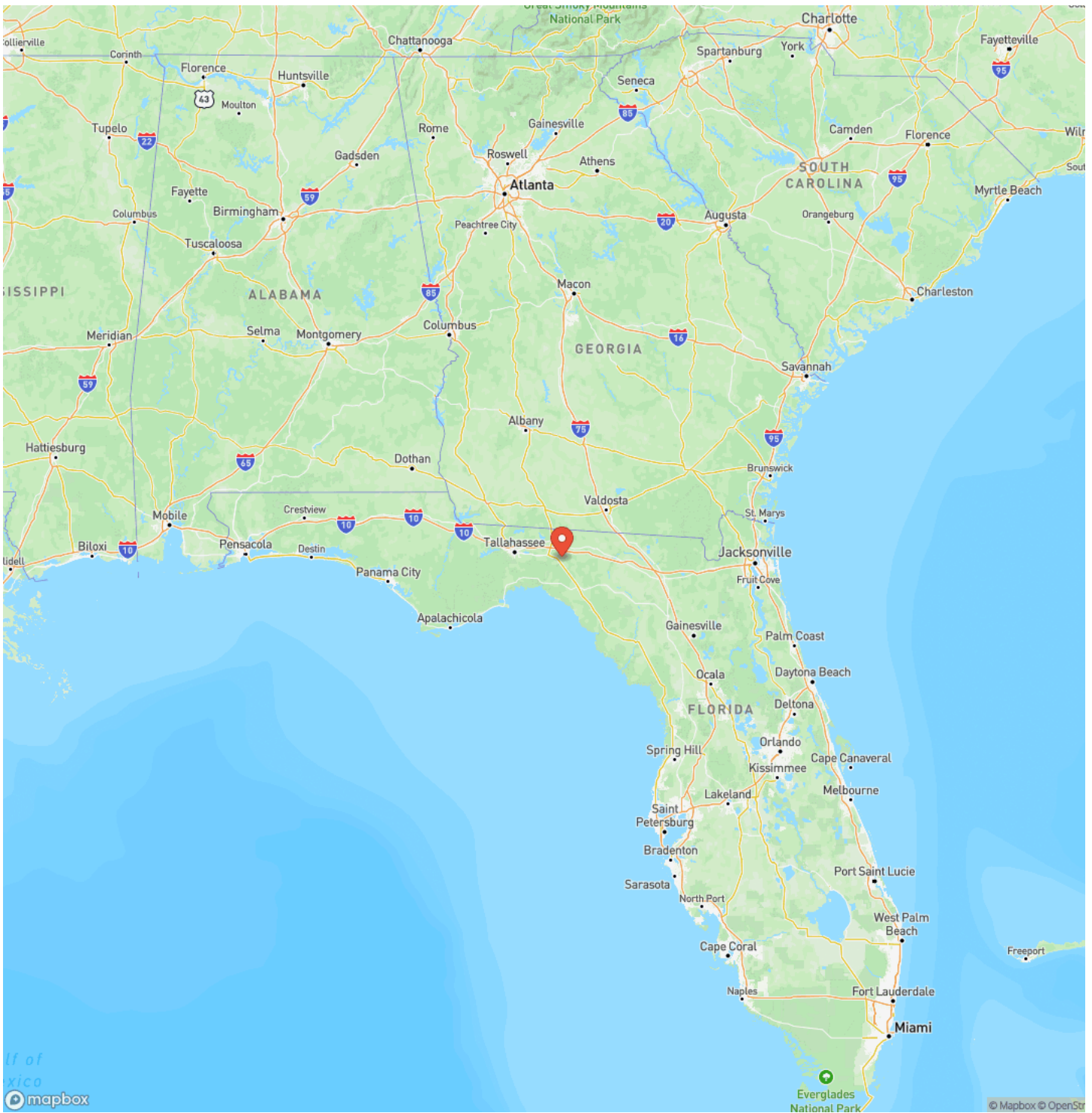
Heads up, land enthusiasts! This 40-acre property in Madison County is your chance to own a piece of Florida paradise. Watch your timber investment grow while enjoying everything a good piece of dirt can offer. Explore a meandering creek that weaves through the property, perfect for quiet reflection and exploration. Gorgeous hardwoods add timeless character to the landscape, and an ideal canopy for deer, turkey and other native wildlife. This isn't just land; it's a blank canvas for your Florida land-ownership dream. The property is ideal for your rustic cabin, rural farmhouse, or mini-farm estate. Power is nearby and the property has good road access. In addition, productive soils make for a number of different agricultural uses, including timber, pasture, farming, and gardening. The surrounding area offers something for everyone. Madison County boasts rolling hills, pristine rivers, and a friendly small-town atmosphere. Within a 30-minute drive, explore Lake Lafayette State Park or Wakulla Springs State Park for hiking, biking, and wildlife viewing. Craving city life? Tallahassee, with its museums and nightlife, is just an hour away. And when you need a beach fix, the Gulf Coast's white sand and world-class fishing is surprisingly close. This unique property provides the perfect balance: a private escape surrounded by Florida's natural beauty, with easy access to the best the state has to offer. Don't miss this opportunity. Contact me today and let's make your Florida dream a reality.



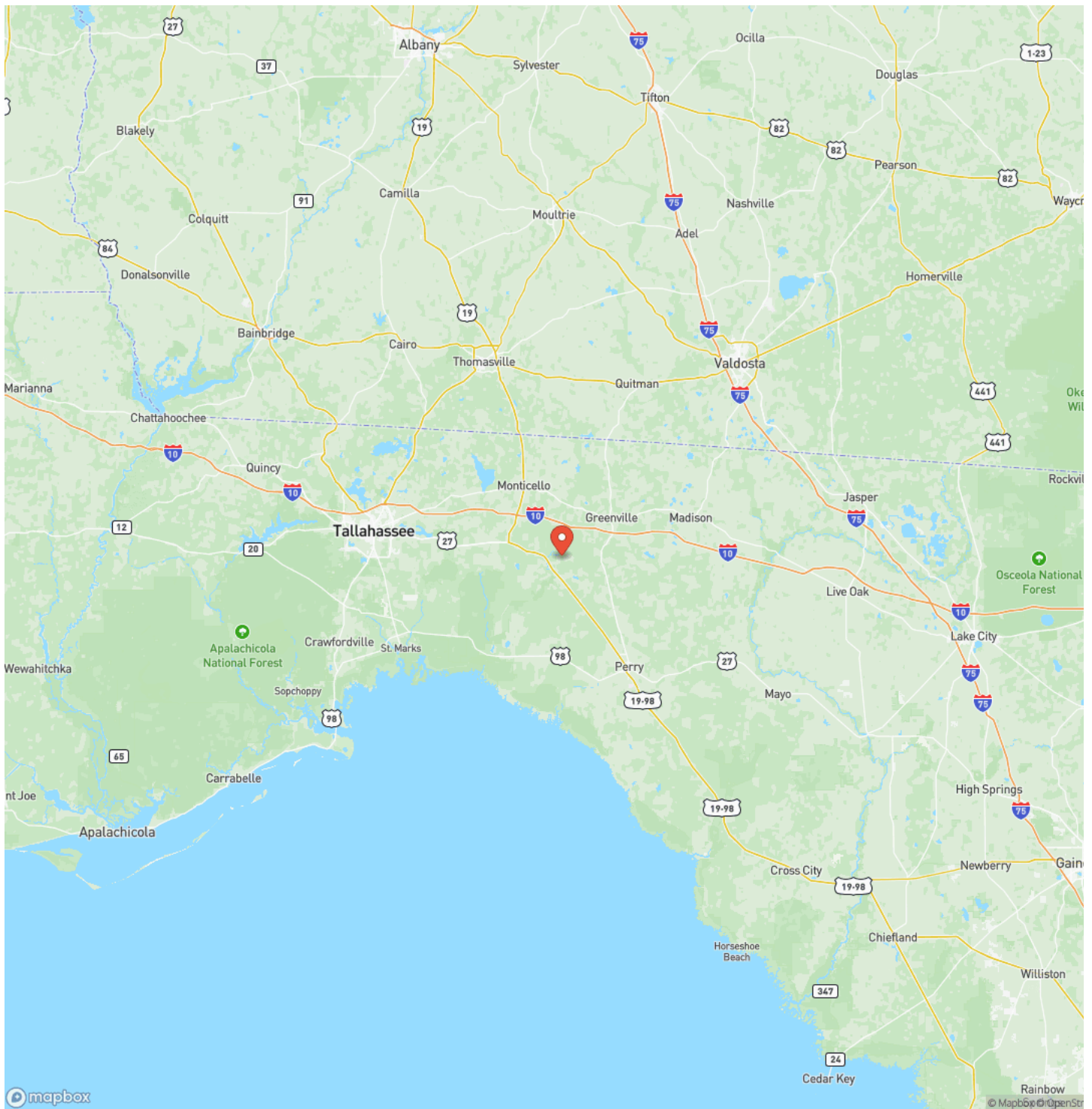
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Locator Map



Locator Map



Satellite Map



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Greenville, FL / Madison County**

LISTING REPRESENTATIVE

For more information contact:



Representative

Gary Silvernell

Mobile

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Address

City / State / Zip

Centreville, AL 35042

NOTES



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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