

**16 Ac Mini-Farm Homesite with Timber, Creek and Big  
Hill - Holmes Co, FL**  
XX4 Kirkland Rd  
Graceville, FL 32440

**\$72,675**  
16.150± Acres  
Holmes County





**16 Ac Mini-Farm Homesite with Timber, Creek and Big Hill - Holmes Co, FL**  
**Graceville, FL / Holmes County**

---

**SUMMARY**

**Address**

XX4 Kirkland Rd

**City, State Zip**

Graceville, FL 32440

**County**

Holmes County

**Type**

Timberland

**Latitude / Longitude**

30.988474 / -85.527001

**Acreage**

16.150

**Price**

\$72,675

**Property Website**

<https://farmandforestbrokers.com/property/16-ac-mini-farm-homesite-with-timber-creek-and-big-hill-holmes-co-fl-holmes-florida/70304/>



## **16 Ac Mini-Farm Homesite with Timber, Creek and Big Hill - Holmes Co, FL Graceville, FL / Holmes County**

---

### **PROPERTY DESCRIPTION**

Gorgeous 16.15-ac +/- home-site in North Holmes County, Florida! Beautiful high hill with a cleared area perfect for your new home! Come live the rural dream life!

This property is a perfectly diverse and productive package with good road frontage, power, big planted pine, natural hardwood forest and a huge creek! There's a high hill on the property that tops out at 200' of elevation, and gently falls off 50' towards the creek, creating scenic vistas that are rare in FL. It would be absolutely perfect for your new home-site or cabin. The property has frontage on two well-maintained roads with lots of access and house placement. The creek is clear and sandy, and the land is located in an area of productive farms and timberland properties.

This property is not far from Graceville, FL, and just a short drive to Dothan, AL. It's also an easy drive down to Florida's Gulf Coast for day trips to the beach!

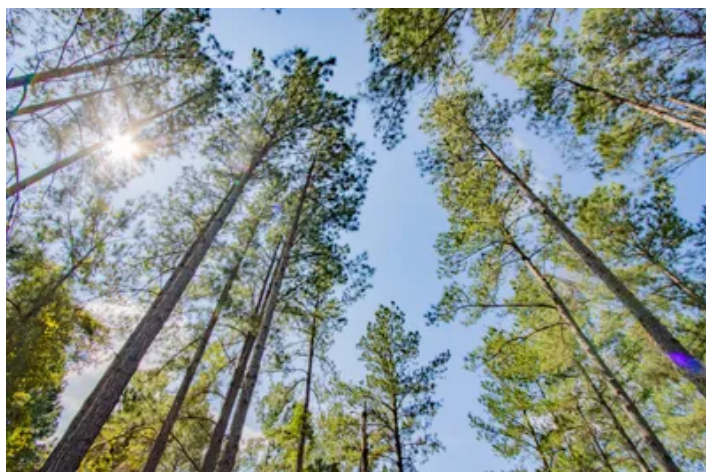
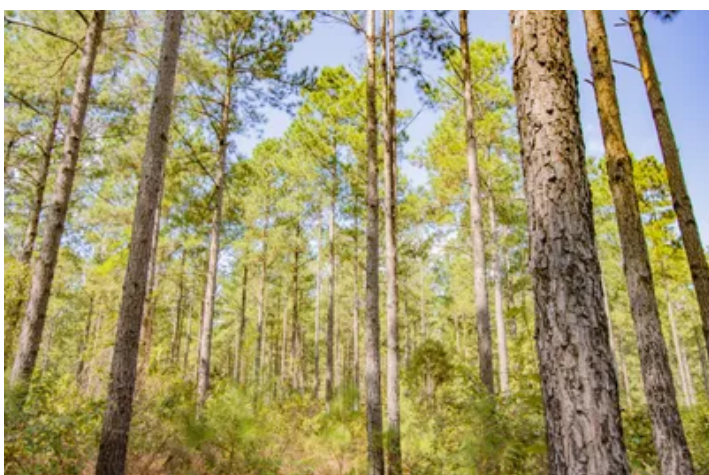
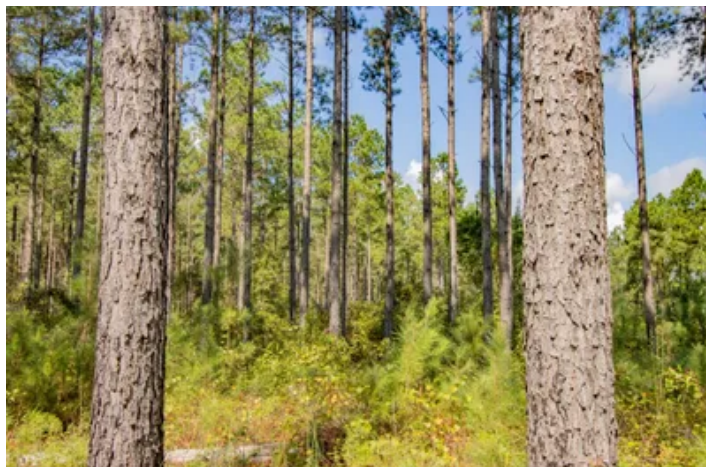
Give us a call to schedule your tour!





**16 Ac Mini-Farm Homesite with Timber, Creek and Big Hill - Holmes Co, FL**  
**Graceville, FL / Holmes County**

---

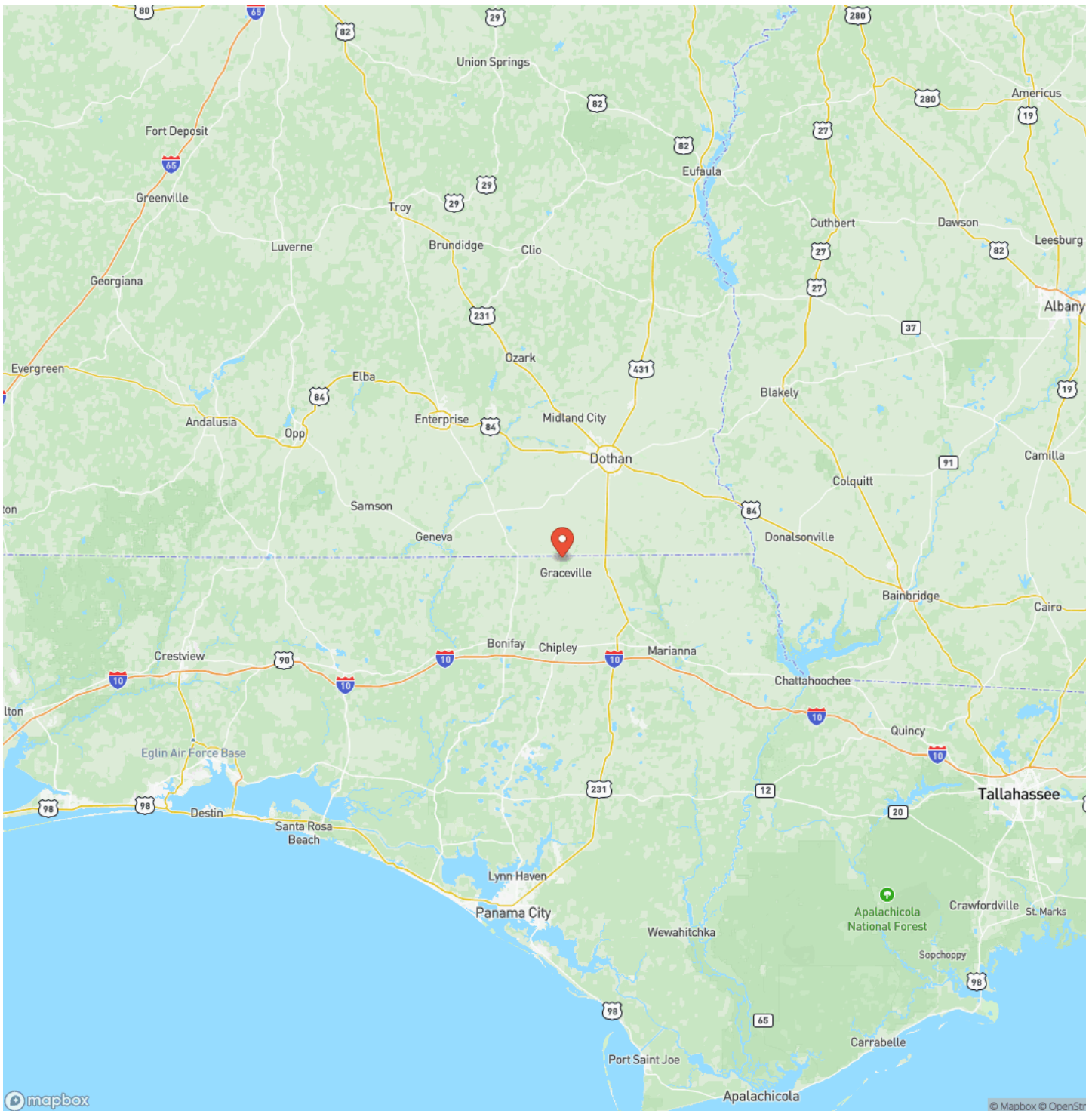




## Locator Map

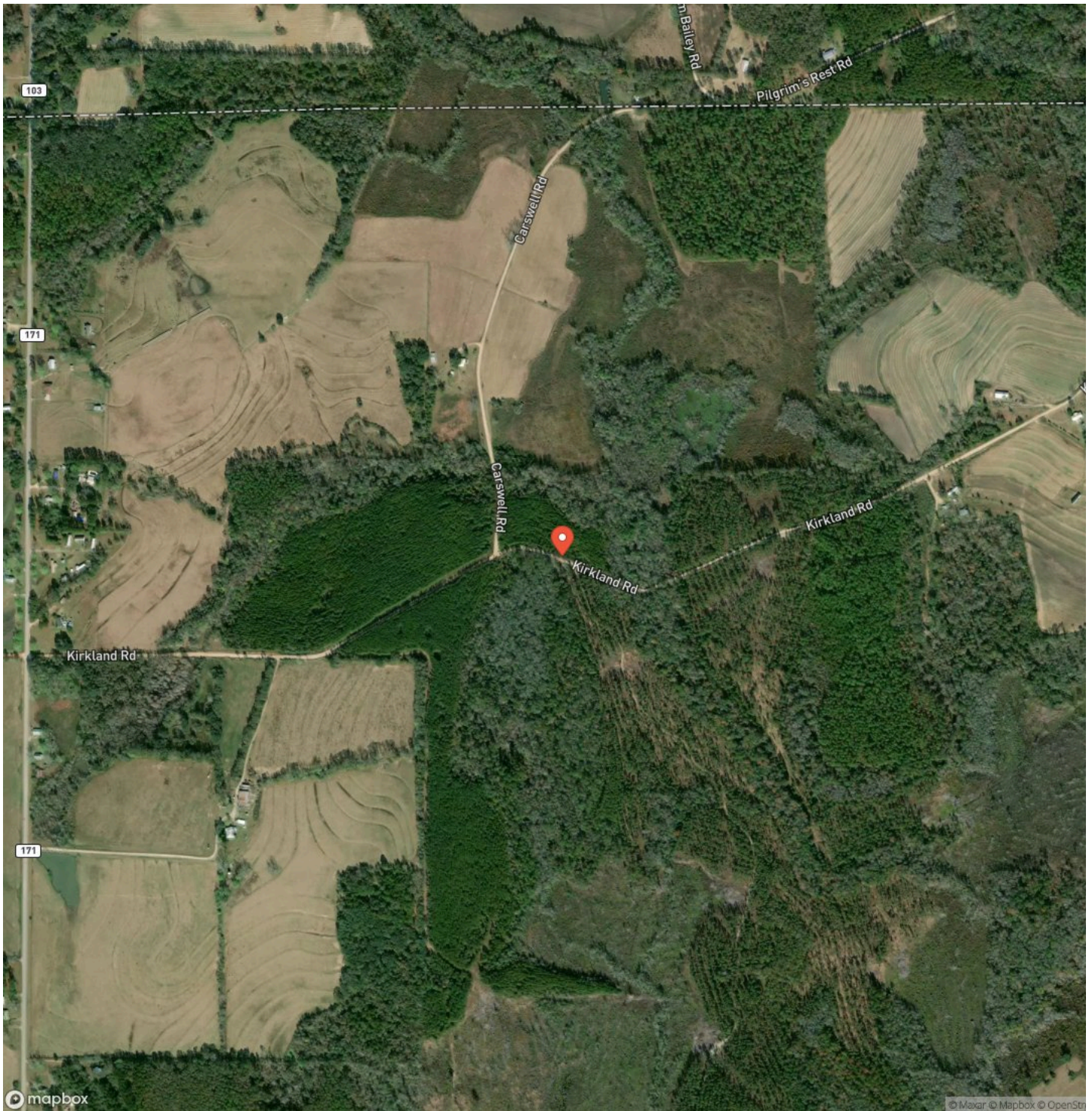


## Locator Map





## Satellite Map



**16 Ac Mini-Farm Homesite with Timber, Creek and Big Hill - Holmes Co, FL  
Graceville, FL / Holmes County**

## LISTING REPRESENTATIVE

**For more information contact:**



### Representative

Daniel Hautamaki

## Mobile

(850) 688-0814

## Email

daniel@farmandforestbrokers.com

### Address

## City / State / Zip

Centreville, AL 35042

## NOTES

This image shows a blank sheet of white paper with horizontal ruling lines. The lines are evenly spaced and run across the width of the page. There are no margins, text, or other markings on the paper.



## NOTES

[illegible]

## **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.





---

**Farm & Forest Brokers**  
155 Birmingham Road  
Centreville, AL 35042  
(205) 340-3946  
[farmandforestbrokers.com/](http://farmandforestbrokers.com/)

---

