

**322 Ac Timberland Investment and Multit-Use  
Recreational Tract: Holmes Co FL**  
XXX Hwy 179 A  
Westville, FL 32464

**\$708,312**  
321.960± Acres  
Holmes County



**322 Ac Timberland Investment and Mult-Use Recreational Tract: Holmes Co FL  
Westville, FL / Holmes County**

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**SUMMARY**

**Address**

XXX Hwy 179 A

**City, State Zip**

Westville, FL 32464

**County**

Holmes County

**Type**

Timberland, Horse Property

**Latitude / Longitude**

30.772281 / -85.850142

**Acreage**

321.960

**Price**

\$708,312

**Property Website**

<https://farmandforestbrokers.com/property/322-ac-timberland-investment-and-mult-use-recreational-tract-holmes-co-fl-holmes-florida/70348/>



## **322 Ac Timberland Investment and Mult-Use Recreational Tract: Holmes Co FL Westville, FL / Holmes County**

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### **PROPERTY DESCRIPTION**

Incredible timber investment opportunity! This 321.96 +/- acre tract in Holmes County, FL is a true multi-use property. Loaded with planted pine timber that's almost ready to thin, and shaped in a way that let's the property hunt really big and provides miles of trail-riding means this property will have something for everyone.

This tract is located in Holmes County near the Choctawhatchee River with extremely productive soils for almost any agriculture use. Currently the property is loaded with planted slash pine, with approximately 250 acres of timber that is almost ready to harvest. The rest of the property is in fully timbered hardwood ponds, and a few floodable depressions that would be perfect for duck hunting, pond sites, or watering areas for livestock and game animals.

The property is long and skinny - over 1.75 miles in length. This creates miles of trails, opportunities for long distance shooting, and tons of hunting setups that allow the property to hunt like a much larger property. The property is not far from Bonifay, FL, and just over an hour's drive to Florida's famous Gulf Coast beaches, seafood, fishing and shopping.

Power is close-by to the property and the land would be great for a new hunt camp, cabin or farm house.

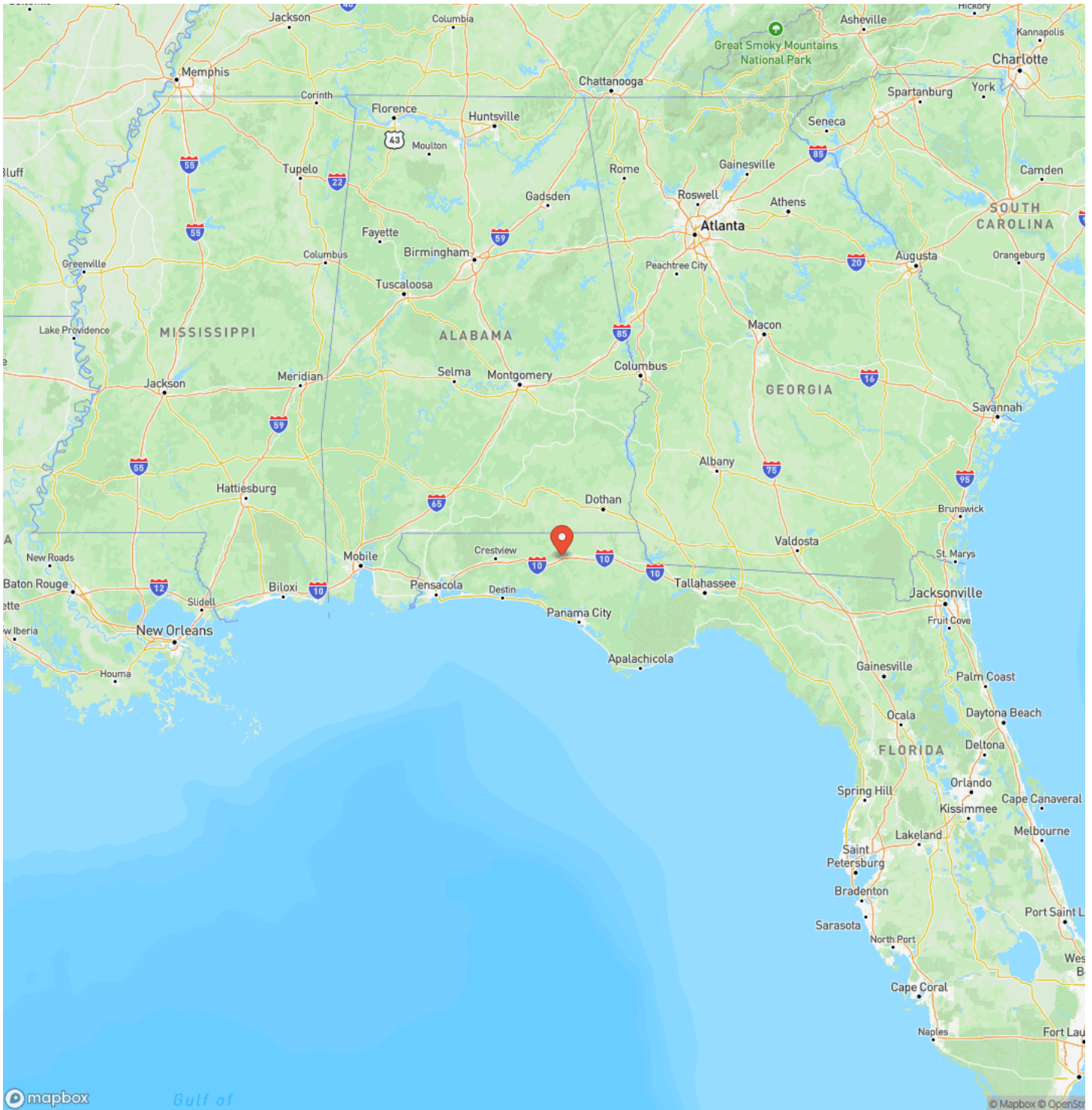
Don't miss this opportunity to add a solid timberland investment with tons of recreational uses and unlimited potential to your portfolio. Give us a call today.



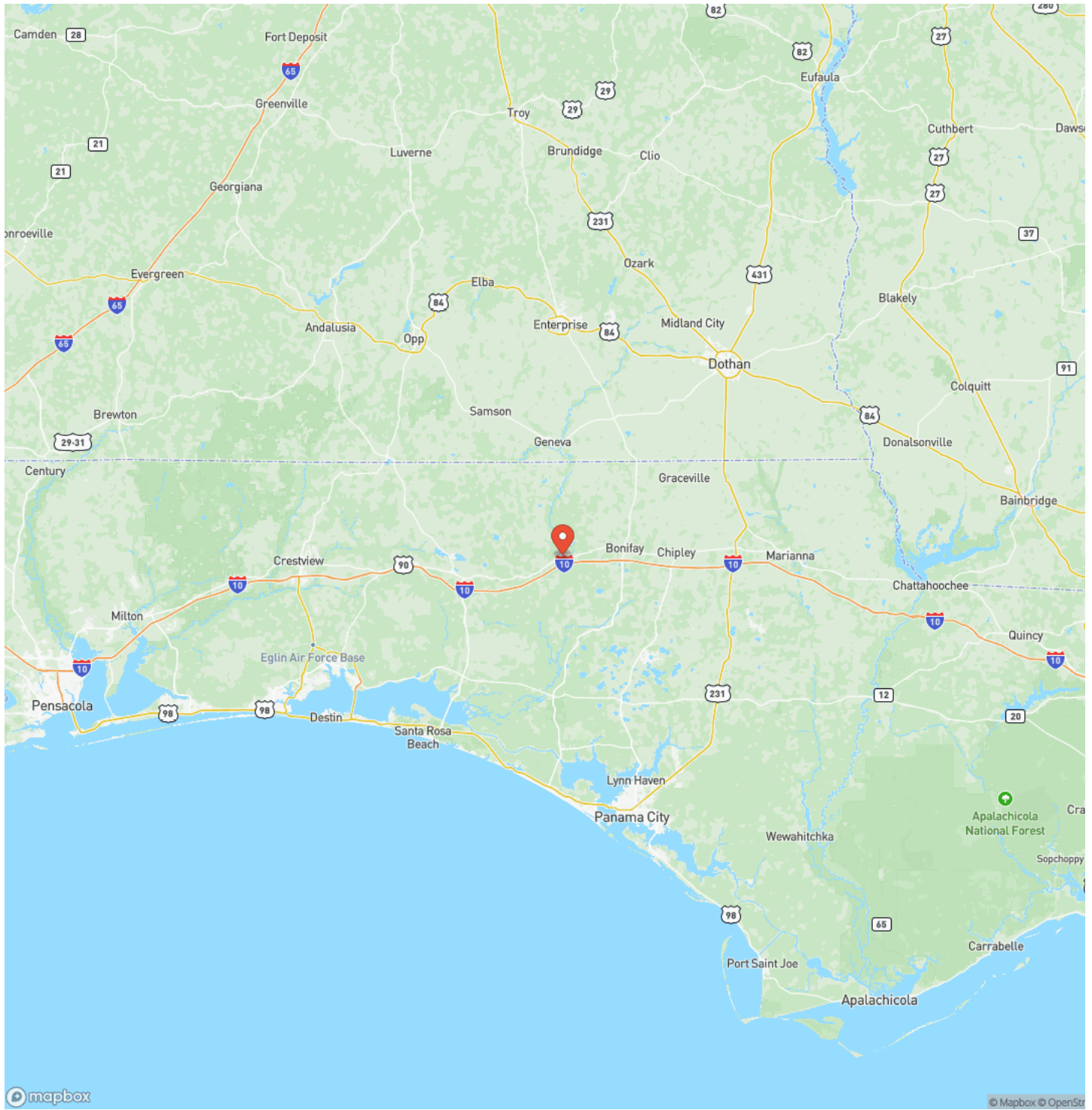
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Westville, FL / Holmes County



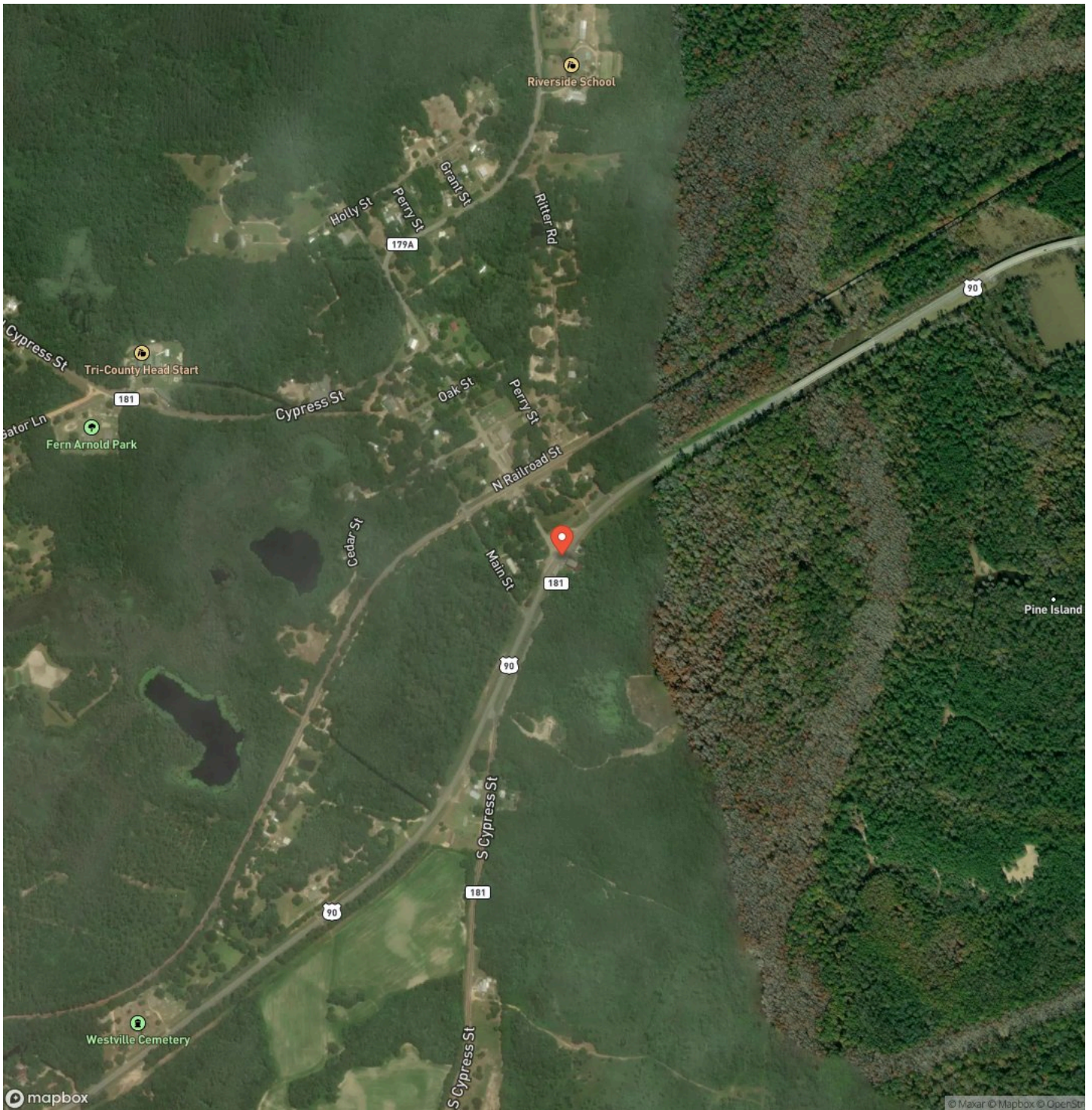
# Locator Map



# Locator Map



## Satellite Map



**322 Ac Timberland Investment and Mult-Use Recreational Tract: Holmes Co FL  
Westville, FL / Holmes County**

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**LISTING REPRESENTATIVE**  
For more information contact:



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**Address**

**City / State / Zip**  
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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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