

248 Ac Prime Timber Investment and Hunting in
Holmes Co. FL
XXX Johnson Rd.
Bonifay, FL 32425

\$595,536
248.140± Acres
Holmes County



**248 Ac Prime Timber Investment and Hunting in Holmes Co. FL
Bonifay, FL / Holmes County**

SUMMARY

Address

XXX Johnson Rd.

City, State Zip

Bonifay, FL 32425

County

Holmes County

Type

Hunting Land, Timberland

Latitude / Longitude

30.679043 / -85.665083

Acreage

248.140

Price

\$595,536

Property Website

<https://farmandforestbrokers.com/property/248-ac-prime-timber-investment-and-hunting-in-holmes-co-fl-holmes-florida/70298/>



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PROPERTY DESCRIPTION

Prime timberland investment and recreational property with all the privacy you could want! 248.14 acres +/- located in Holmes County, FL! This land is stocked with planted pine that's almost ready to harvest, with a shape that lends itself well to loads of recreational uses, homesteading, or just building your hunt camp and enjoying the peace and quiet.

This property presents a solid investment picture for land buyers looking to add timberland to their portfolio. Approx. 150 acres of the property is in 8-year old planted pine that is almost ready to be thinned, providing strong revenues in the near-term, and future investment growth into the future. The remainder of the property is in well-stocked timbered cypress pods with mixed hardwoods, and upland hardwood on the edges, holding additional timber value, and creating necessary water sources for wildlife, and hunting opportunities for ducks. Over 70% of soils on the property are suitable for moderate to intense farming practices, suitable to pine tree production and other agricultural uses.

The property has a well-built internal road system and several areas cleared for food plots, with deer signs easy to find. The property feels remote and private, but it's only a short drive from the tract to Bonifay, FL, and Florida's famous Gulf Coast is just over an hour away with access to world-class fishing, dining, beaches and shopping. Power is located close to the property as well.

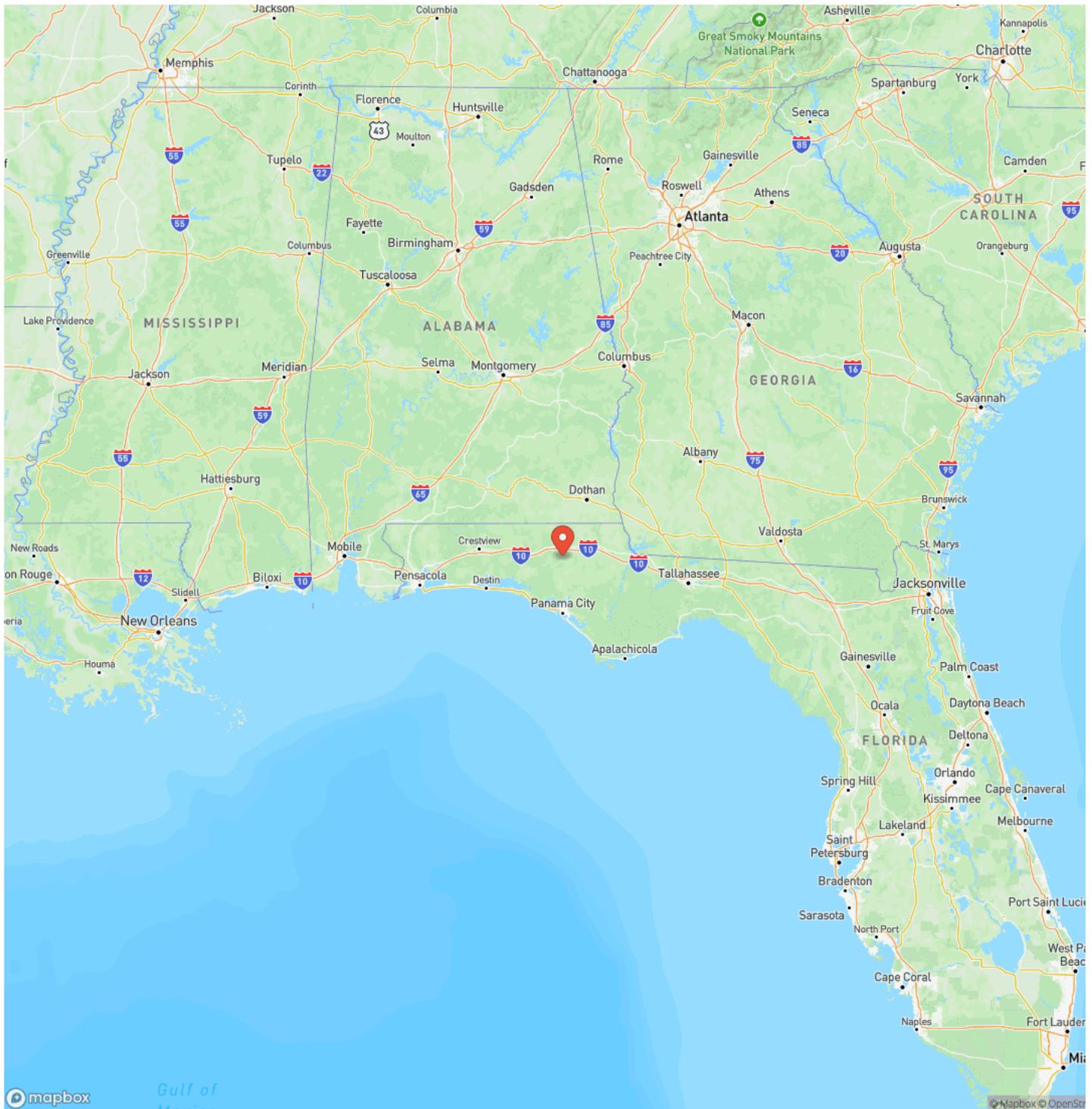
Call us today to discuss this great investment with huge recreational potential.



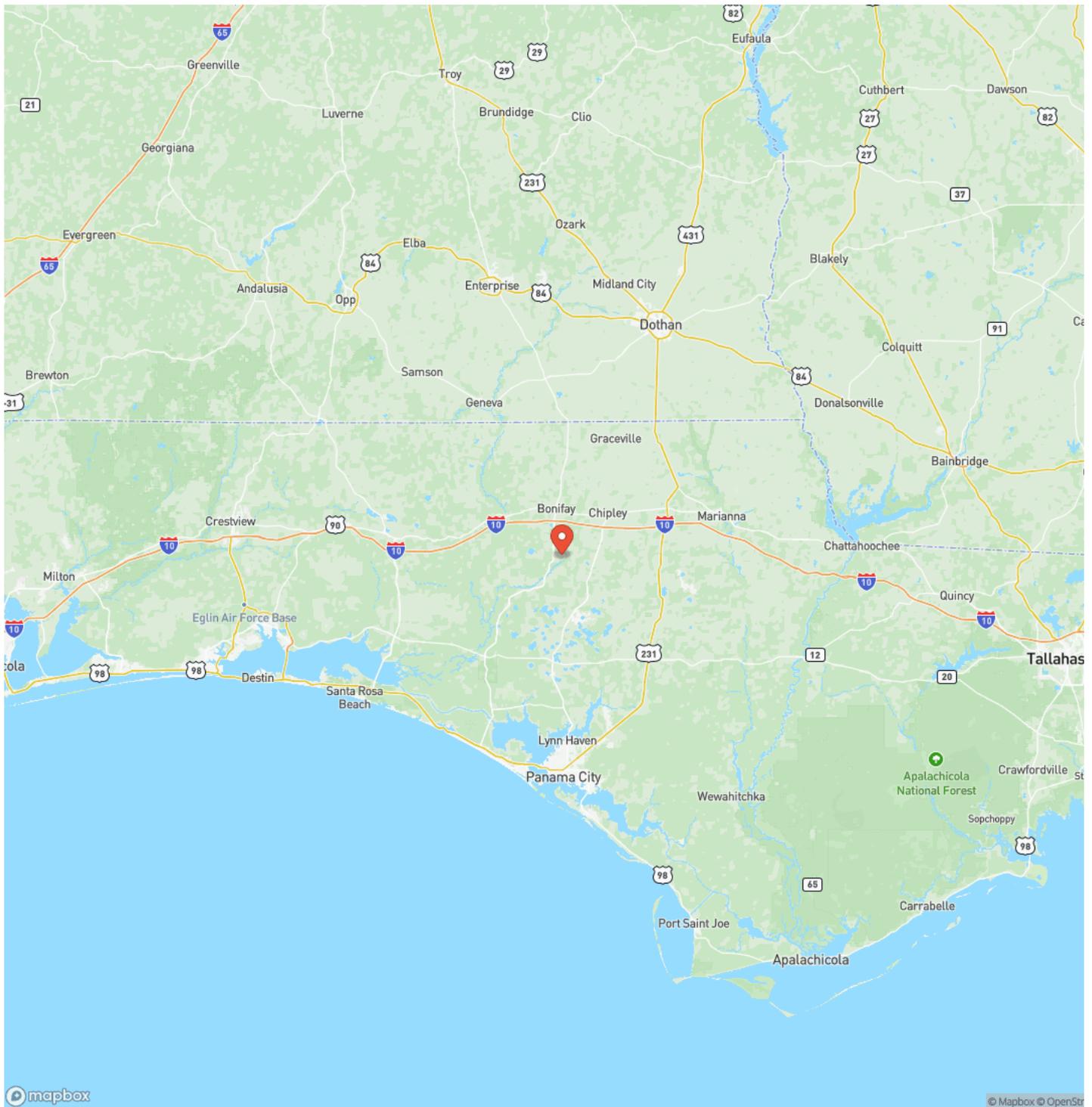
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Bonifay, FL / Holmes County



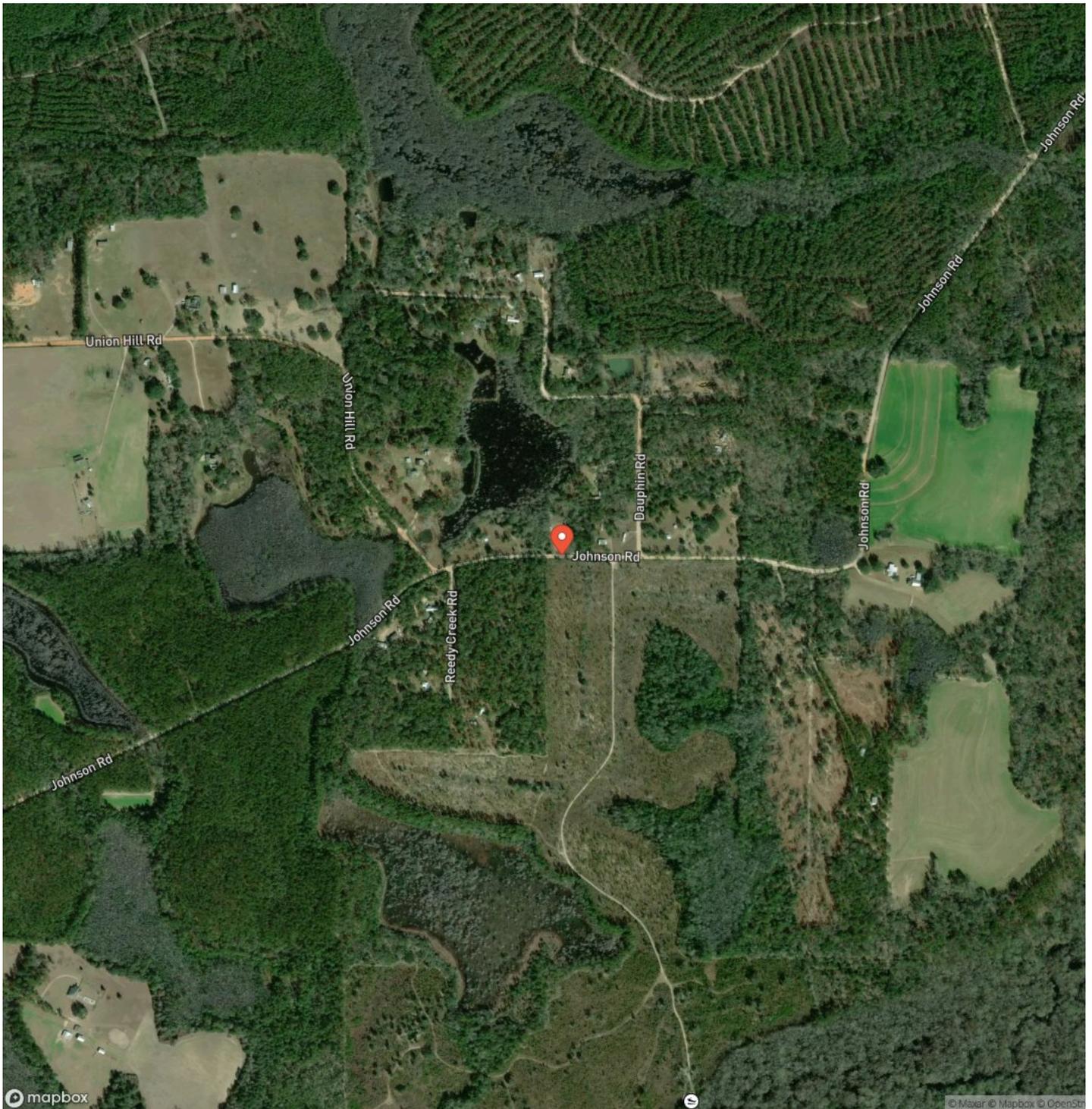
Locator Map



Locator Map



Satellite Map



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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