



Tract B552-Bay Branch Tract 3

49 Acres  
Brunswick County, North Carolina  
Property Price : \$215,000 or  
(\$4,388.65/acre)



**Acreage:**

49 +/- acres

**General Description:**

Located in Brunswick County, NC, is 49 +/- acres of hunting and timberland. This property has a couple of different age classes of timber, consisting of 10-year-old loblolly pine and some mature hardwoods that run along Alligator Creek. This property would be a great place to plant food plots due to the abundance of wildlife that roam the property. The wildlife includes whitetail deer, wild turkey, and several small game species. This property also includes a good amount of road frontage, making it a great place to build your dream home or a hunting cabin for weekend retreats. A 3-bedroom perc test has already been completed for this tract. If you are looking for a piece of property in the country, but less than 30 minutes from the beaches, give this property a look.

**Investment:**

\$215,000 or (\$4,388.65/acre)

**Tax ID:**

09000025

**Agent:**

**Jamie Pierce**  
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**Location/Directions:**

From the intersection of Hwy 17 and 130, go west for 12 miles. Turn Right on Old King Rd. Go 1 mile, and turn left on King Town Rd. Go 800 ft and turn right on Little Prong Rd. Go 4 miles and turn left on Myrtlehead Rd. Then, go 0.76 miles and the property will be on your right.

*Disclaimer: Property inspections shall be done during daylight hours. Seller and Advance Land and Timber, LLC in no way make any representations or warranties regarding the conditions of the property, including any and all access routes, and all persons entering upon the property do so at their own risk and accept said property "as-is" in its existing condition during such inspections. All persons entering upon the property assume all risks and liabilities and agree to indemnify, defend, and hold harmless Seller, its affiliates, officers, direct managers, agents, representatives and employees from and against any and all claims, demands, causes of action, injuries (including death) and damages resulting from any accident, or occurrence arising out of, incidental to or in any way resulting from his or her inspection of the property or his or her exposure to the conditions of the property.*

