



Tract B436 -GA-Brantley-Camden-Lumberjack

2,116 Acres
Brantley, Camden County, Georgia
Property Price : \$6,337,420 (\$2,995/acre)



Acreage:

2,116+/- Acres

General Description:

If you are looking for a large parcel of Investment grade Timber/Recreational land, you owe it to yourself to tour this asset! The tract consists of 2,116 acres of well managed pine plantations ranging from 5-year-old, to mature stands (2022-1994), in excess of thirty years old. Plantations are situated throughout the parcel and is divided by mature hardwood drains, all of which are running into the beautiful scenic Satilla River. This is a conservationist's dream! Parcel has over 5 miles of River frontage with a boat access ramp over the parcel!

Investment:

\$6,337,420 (\$2,995/acre)

Tax ID:

B060 050 - Brantley Co 003 001A - Camden Co

Agent:

Mark McMillan
803-957-9503

✉ contact@advancelandandtimber.com

📞 (803) 957-9503

www.advancelandandtimber.com

Location/Directions:

From Brunswick, GA., you will travel West on HWY 82 toward Waycross. After traveling West on 82 about 8 miles, you will come to the crossroads of HWY 82/233 (Old State Road 259) at Atkinson Community. Turn left (South) at light on HWY 233. You will travel approx. 3 miles. Parcel fronts on the West of 233. Look for signs at 2 access points.

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.

