

Property Details

Bakersfield Plantation

Type: Real Estate
Acres: 3,170
Total Price: \$9,500,000.00
Price/Acre: \$2,996.85
Status: New Listing - Active
State: GA
County: Dooly

Agent Details



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Description:

Bakersfield Plantation is located in Dooly County, GA, approximately fifty (50±) miles south of Macon, GA. Dooly County is one of the first counties in the southeast to impose quality management guidelines for white-tailed deer within the entire country. With over one hundred (100+) acres of food plots and large hardwood stands along the Flint River, there are frequent opportunities for harvesting trophy whitetails. The many field edges could be developed to provide recreational hunting for quail and fields to support dove hunting. The various sloughs and creeks meandering through the hardwood stands provide ample recreational opportunities for ducks. Numerous stands of pine, also complement the abundant hardwood stands offering a host of wildlife management and hunting opportunities for wild turkeys and many other game species. There are three (3) ponds on the property. Situated on the larger pond is a spacious lodge providing comforting accommodations after a long day in the field.

There are approximately 1,050 acres of farmed fields that are currently being cultivated. The major soil types for the cultivated acres are: Eustis, Ocilla, Dothan, and Cahaba. There are sufficient sheds and other buildings to support active farming.

Bakersfield Plantation has many stands of well stocked pine and hardwood growing on productive soils. The pine stands vary in age from four (4) year old planted longleaf stands to sixty (60) year old natural loblolly stands, with these stands consisting of approximately seven hundred (700±) acres. Pine products range from pulpwood to veneer logs, with an estimated twelve thousand seven hundred sixty (12,760±) tons of pine pulpwood, three thousand three hundred eighty-two (3,382±) tons of pine chip & saw and twenty-two thousand seven hundred sixty-nine (22,769±) tons of pine sawtimber. Hardwood stands vary from low flats dominated by Cypress and Tupelo to high ridges dominated by Red and White Oaks. Hardwood acreage consist of one thousand two hundred fifty-four (1,254±) acres. Hardwood products range from pulpwood to good grade veneer logs, with an estimated volume of fifty-six thousand five hundred fifty-six (56,556) tons of pulpwood and forty-two thousand ninety (42,090) tons of hardwood sawtimber.

A well-developed road system provides access to utilize the recreational opportunities. While providing access for timber harvesting operations.



