

Blount Co., AL

SEE PHOTOS
ON WEB:

www.spencemaynor.land/homestead

Reference #446

Contact Spence for info:
205-500-0437

Lot For Sale
+/- 3.5 AC
\$12,500

Exclusive Agent for owner:

CYPRUS
PARTNERS

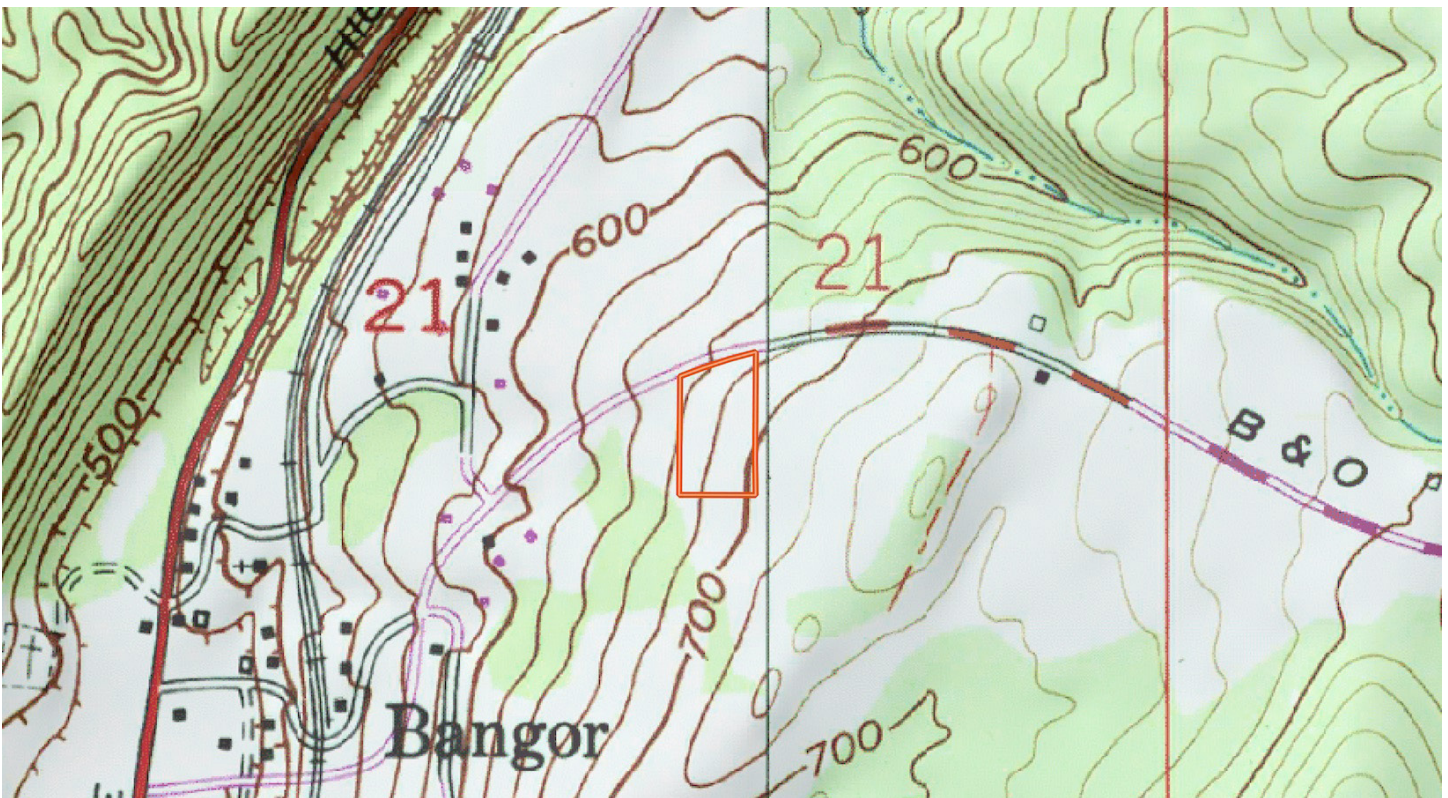
P O Box 43633
Birmingham, AL 35243

- Affordable homestead lot located in Fieldcrest subdivision near Hwy 31, I 65-Exit 287, and Blount Springs.
- Features - Mountain scenery, Convenient location, Hayden school system, and Affordable price.
- Road Access - 315 ft frontage on Co Hwy 9.
- Utilities - Power, Water, and Telephone.
- Percolation tested and approved for septic system.
- Terrain - Gently sloping.
- Zoning - Residential.
- Corners are marked with T-Post and pink flagging.
- Survey and Protective covenants available upon request.
- See property on your own or contact Spence at 205-500-0437 to schedule showing.



*All distances and acres are estimates and should be independently verified

DIRECTIONS: 1) Take Interstate 65 to Exit 287. 2) Turn onto U.S. 31 heading North past the Marathon Station and Rock Creek Church. Continue on U.S. 31 for 7.9 mi. 3) Turn right onto County Road 9 and travel 0.6 mi. 4) The lot is on the right side of County Road 9 between Bangor Hollow Road and Fieldcrest Drive. Look for sign and pink flagging. 5) Coordinates: 33.97822, -86.75065. 6) Note: Street Parking Only.



NOTICE: Investment in land carries risk. Prospective buyers should understand and independently verify the risk factors before buying this property. All information furnished by Cyprus Partners about this property has been obtained from sources believed to be reliable. However, neither Cyprus Partners nor the property owner makes any representation or warranty as to completeness or accuracy. This property is subject to prior sale, price change and withdrawal from the market without notice. No representation or warranty is made, express or implied, as to the condition of the property, boundaries, fitness for any particular use, Fair Market Value, access, acres, zoning, or condition of title.