



COMMERCIAL REAL ESTATE

LAND FOR SALE



Pine Park - 2 Parcels

Pine Park Road, Cairo, GA 39828

TREY DESANTIS

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TLG REAL ESTATE SERVICES

3520 Thomasville Road, Suite 200
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EXECUTIVE SUMMARY

PINE PARK - 2 PARCELS

PINE PARK ROAD, CAIRO, GA 39828



OFFERING SUMMARY

Sale Price: 67.20 AC: \$241,920.00
(\$3,600.00/AC)
38.30 AC: \$175,000.00

Lot Size: 2 Lots
(67.20 AC; 38.30 AC w/House)

Zoning: AG

APN: 0069D009
0069D012
0069D013

PROPERTY OVERVIEW

A Rare Find! Small Recreational tracts in beautiful South Georgia. These are the perfect recreational tracts located just South of Cairo, GA and only 30 minutes from Tallahassee. Property is located at the end of a deeded clay road and includes two parcels, which can be purchased separately or together.

PROPERTY HIGHLIGHTS

- Mixture of pine plantation and hardwood bottoms
- 600 sf cabin built in 2015 located on the 38.30 AC tract
- Cabin includes water and power
- Established food plots
- Property is located at the end of a deeded clay road
- The property to the west encompasses 68.10 acres and is bordered by Little Tired Creek; a small creek borders the south
- Abundant wildlife

ONLY TWO LOTS LEFT!

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ADDITIONAL PHOTOS

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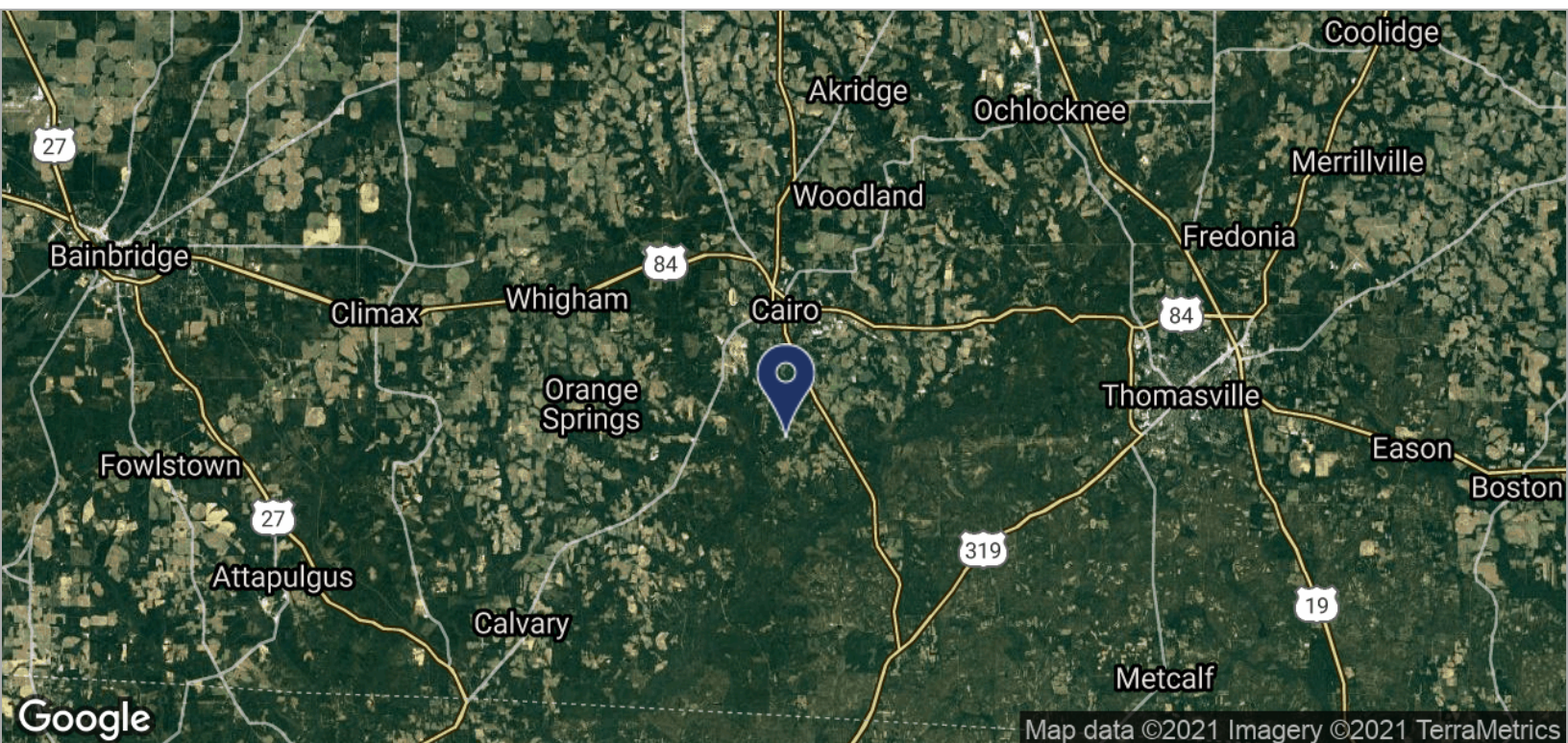
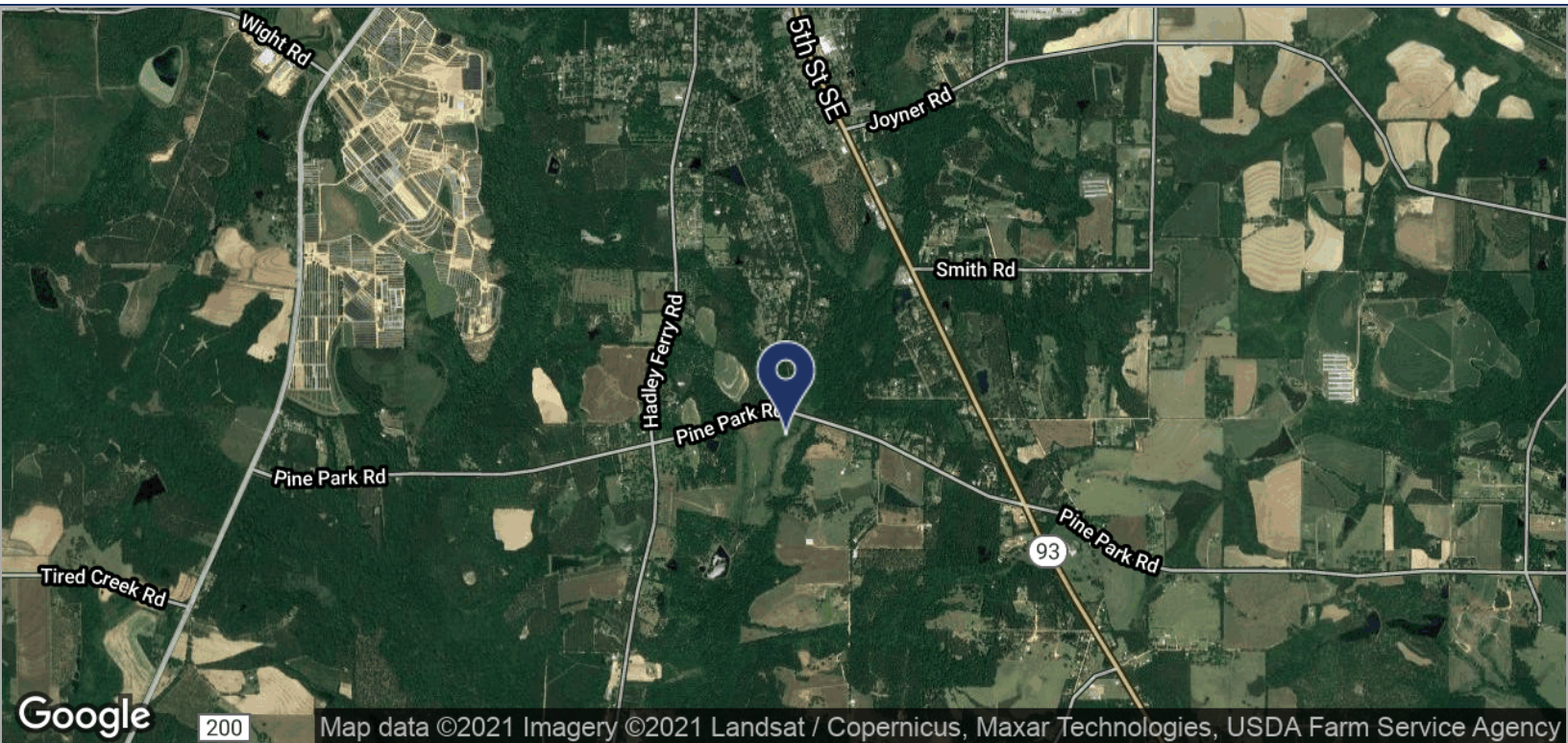




LOCATION MAPS

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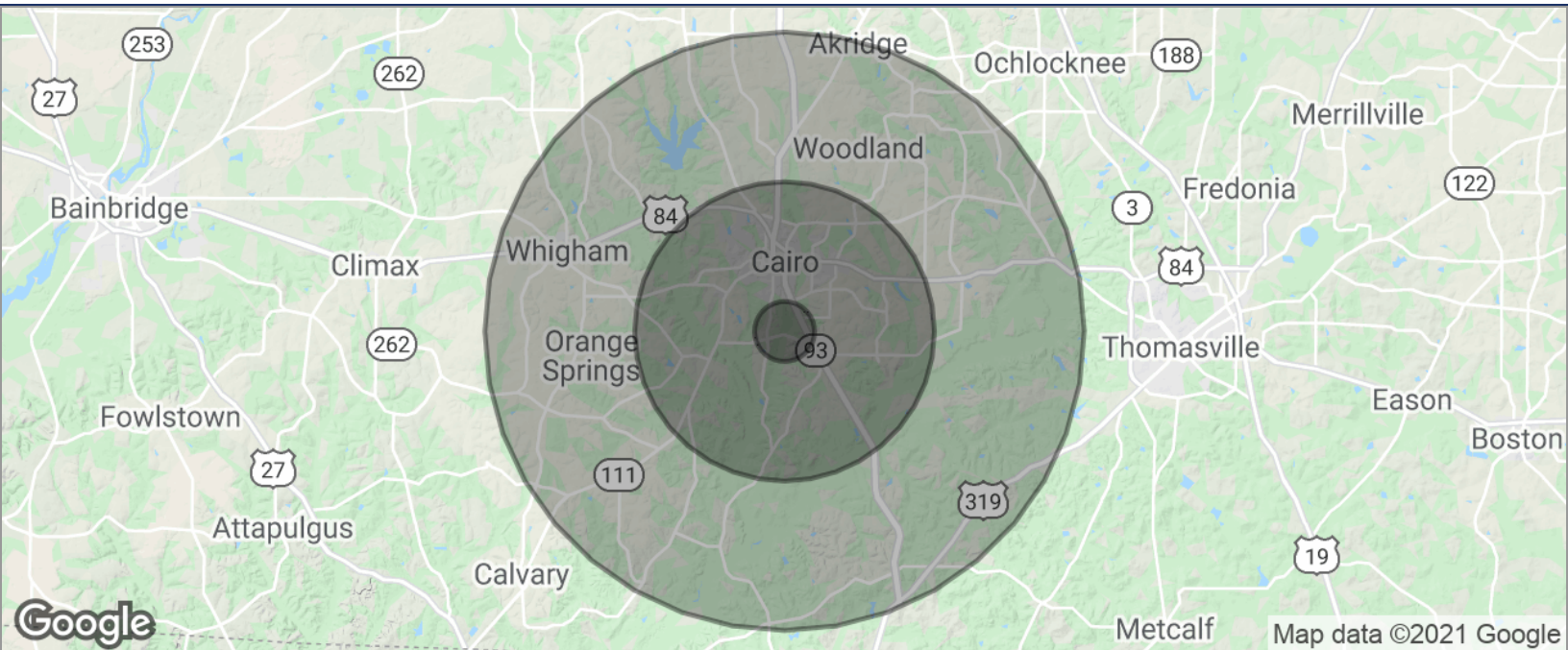




DEMOGRAPHICS MAP

PINE PARK - 2 PARCELS

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POPULATION	1 MILE	5 MILES	10 MILES
TOTAL POPULATION	383	9,381	24,041
MEDIAN AGE	37.3	35.5	35.9
MEDIAN AGE (MALE)	36.5	34.8	35.2
MEDIAN AGE (FEMALE)	37.7	36.2	36.1
HOUSEHOLDS & INCOME	1 MILE	5 MILES	10 MILES
TOTAL HOUSEHOLDS	153	3,613	9,111
# OF PERSONS PER HH	2.5	2.6	2.6
AVERAGE HH INCOME	\$57,866	\$50,834	\$47,092
AVERAGE HOUSE VALUE	\$169,425	\$168,577	\$169,806

* Demographic data derived from 2010 US Census

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