



Larson & McGowin

PROPERTIES

Marion TRACT

219± Acres In Perry County, Alabama
\$547,500



219± acres in Perry County just southeast of Marion, Alabama offering a diverse and productive timberland tract. Rolling topography typical of the area is covered by approximately 15-year-old Loblolly Pine plantations bisected by natural hardwood areas along several drainages flowing into a year-round creek system. There are several overgrown food plots that could easily be reclaimed making for a very productive hunting property. Offered at \$547,500.



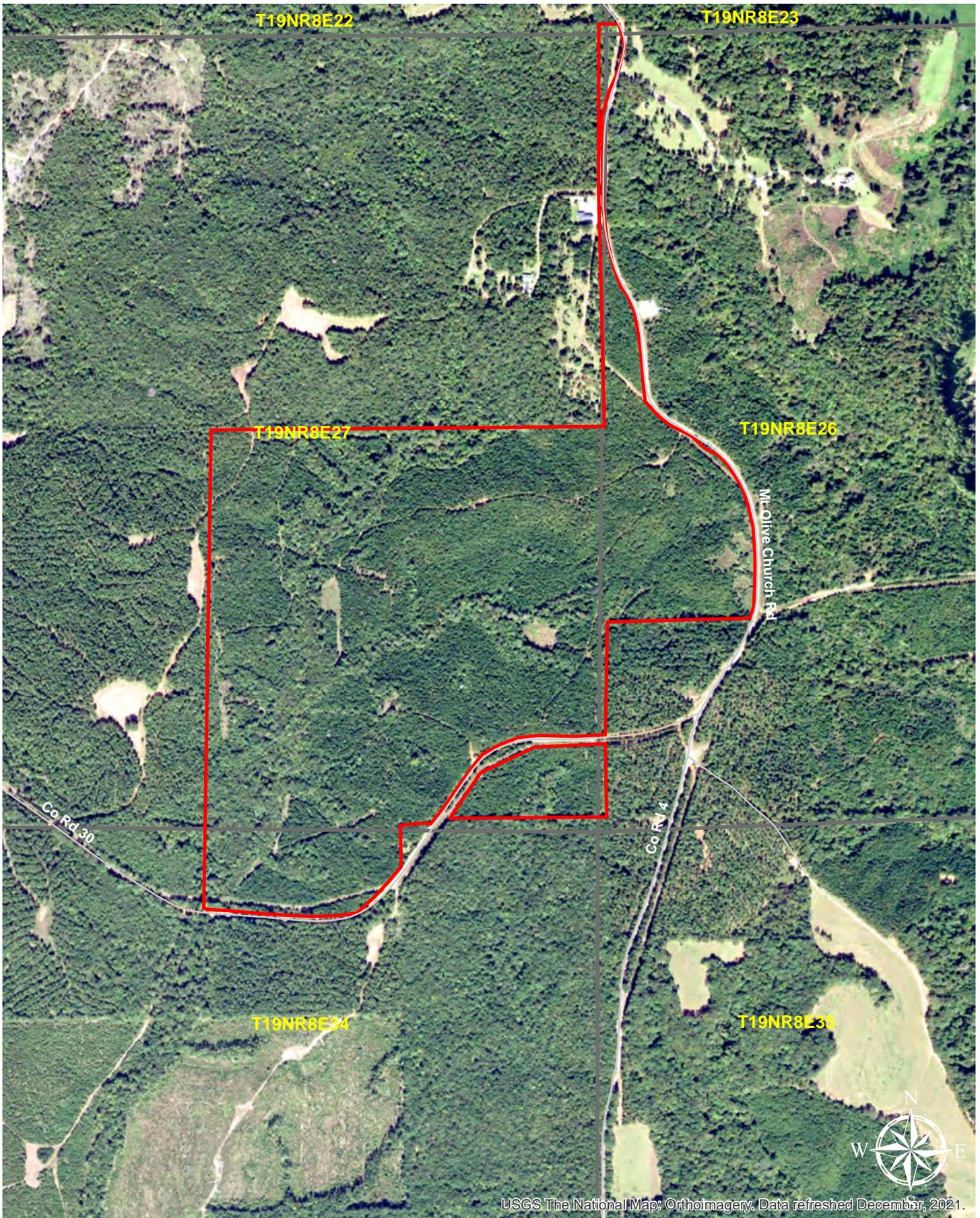
**Chandler
Graham**
Qualifying Broker

cgraham@larsonmcgowin.com

Phone: 205.977.7706 | Mobile: 334.734.1382

www.larsonmcgowinproperties.com

500 Office Park Drive Suite 430 Birmingham, AL 35223 | Branch Offices: Greenville, Alabama | Mobile, Alabama | Merryville, Louisiana
Licensed in AL, MS, TN, LA, TX, AR, GA, KY, FL, & SC



USGS The National Map: Orthoimagery. Data refreshed December, 2021.



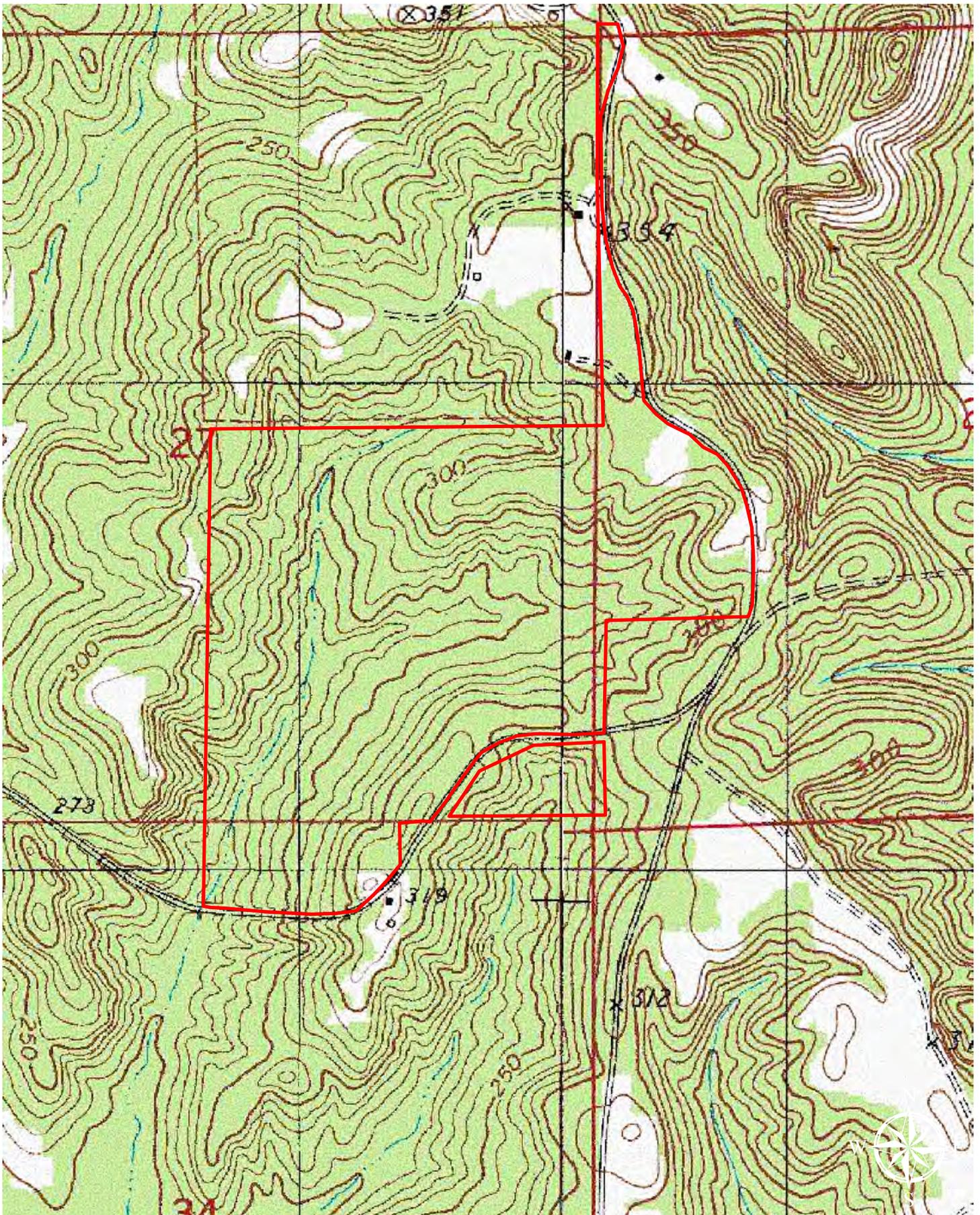
Marion Tract
219+- Acres
Perry County, AL

July 6, 2022



Larson & McGowin
PROPERTIES

Map is for illustrative purposes only. Accuracy is neither warranted nor guaranteed.



1,320 660 0 Feet

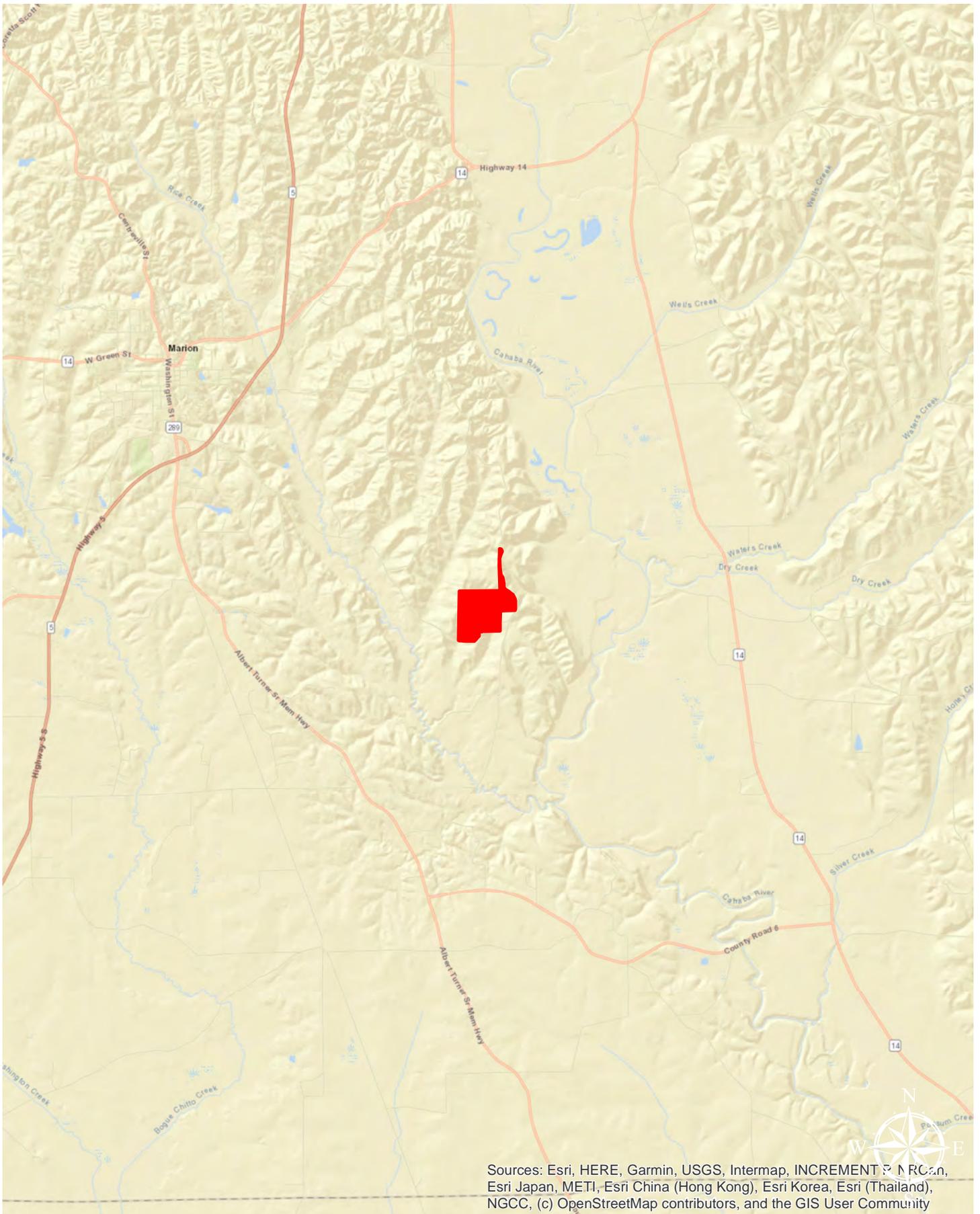
Marion Tract
219+- Acres
Perry County, AL

July 6, 2022

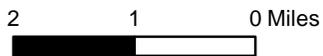


Larson & McGowin
PROPERTIES

Map is for illustrative purposes only. Accuracy is neither warranted nor guaranteed.



Sources: Esri, HERE, Garmin, USGS, Intermap, INCREMENT P, NRCan, Esri Japan, METI, Esri China (Hong Kong), Esri Korea, Esri (Thailand), NGCC, (c) OpenStreetMap contributors, and the GIS User Community



Marion Tract
219+- Acres
Perry County, AL

July 6, 2022



Larson & McGowin
PROPERTIES

Map is for illustrative purposes only. Accuracy is neither warranted nor guaranteed.