

Underwood Rd. Tract

160 Underwood Rd, Reynolds, Georgia 31076

Troy Amos, RF
706-223-9324
troy@saundersrealestate.com

Conrad LeComte
706-527-1163
conrad@saundersrealestate.com

PROPERTY OVERVIEW



Sale Price

\$1,250,000

Offering Summary

Acreage:	204 Acres
Price / Acre:	\$6,127
State:	Georgia
City:	Reynolds
County:	Taylor
Property Type:	Land: Land Investment, Timberland

Property Overview

Introducing the Underwood Rd tract in Reynolds, GA. This property consist of 204.54 acres, offering a plethora of investment opportunities. Boasting a +/-70 acre peach orchard lease through 2029, +/-33 acres of longleaf pine straw production potential, and hunting/recreation possibilities, it's a versatile investment. The property features paved road frontage with an updated brick home originally built in 1935 along with several storage structures. Located in Taylor County, which is renowned for its abundant and high-quality wildlife. Don't miss out on this exceptional investment opportunity.

Contact Troy Amos to schedule your showing today.

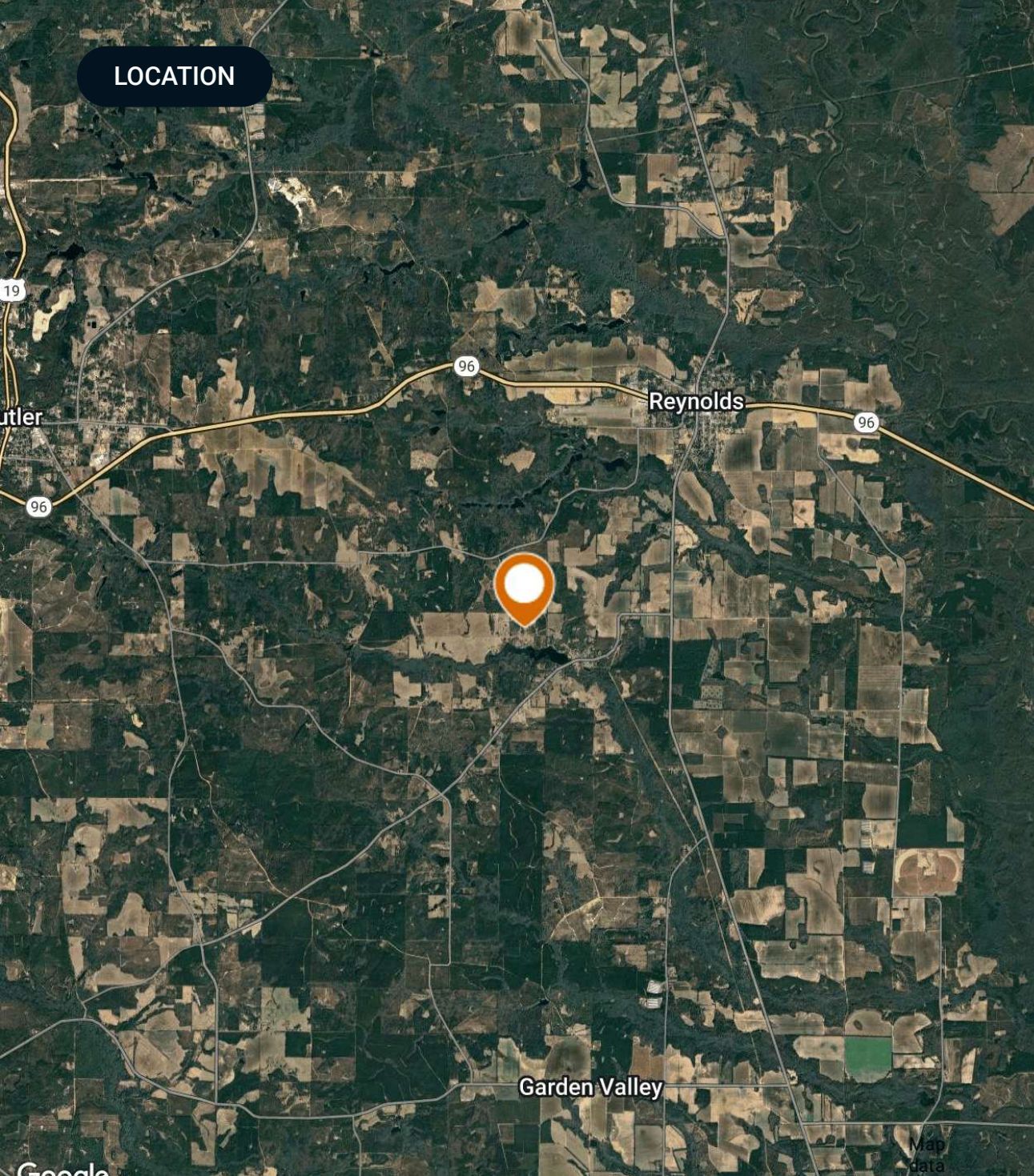
SPECIFICATIONS & FEATURES



Specifications & Features

Land Types:	<ul style="list-style-type: none">• Land Investment• Timberland
Uplands / Wetlands:	99% Upland
Soil Types:	Lakeland Sand Fuquay Loamy Sand Norfolk Loamy Sand
Taxes & Tax Year:	2024 Taxes- Estimated \$4,400
Zoning / FLU:	Ag
Road Frontage:	0.8 miles along county rd 169
Current Use:	Peach Orchard Pine straw Production Timber Investment Hunting
Land Cover:	70 acres Peach orchard (non-irrigated) 33 acres of longleaf for pine straw production (estimated 20 yrs old) 92 acres mixed pine/hardwoods 9 acres open
Structures & Year Built:	House (built 1935)- 3240 sq ft Metal Barn- 1520 sq ft Shipping Container Pole Barn- 1056 sq ft

LOCATION



Location & Driving Directions

Parcel:

GPS: 32.526795, -84.132164

Driving
Directions: Columbus, GA 30 Minutes, Macon, GA
25 Minutes.

Showing
Instructions: Contact Listing Agent



COUNTY RD 251

COUNTY RD 251

UNDERWOOD RD

COUNTY RD 169

COUNTY RD 169

COUNTY RD 169





ADDITIONAL PHOTOS





For more information visit www.saundersrealestate.com

Headquarters

1723 Bartow Road
Lakeland, FL 33801
863.648.1528

Orlando

605 E Robinson Street
Suite 410
Orlando, FL 32801
407.516.4300

North Florida

356 NW Lake City
Avenue
Lake City, FL 32055
352.364.0070

Georgia

203 E Monroe Street
Thomasville, GA 31792
229.299.8600

Arkansas

112 W Center St, Suite
501
Fayetteville, AR 72701
479.582.4113

