

21 Acre Homesite Tract on Hwy 247
000 Hwy 247
Tuscumbia, AL 35674

\$120,750
21± Acres
Colbert County



21 Acre Homesite Tract on Hwy 247
Tuscumbia, AL / Colbert County

SUMMARY

Address

000 Hwy 247

City, State Zip

Tuscumbia, AL 35674

County

Colbert County

Type

Recreational Land

Latitude / Longitude

34.713347 / -87.826505

Acreage

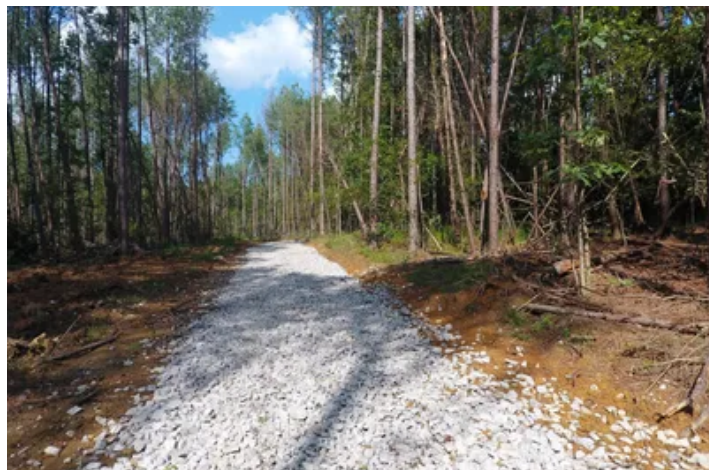
21

Price

\$120,750

Property Website

<https://www.mossyoakproperties.com/property/21-acre-homesite-tract-on-hwy-247-colbert-alabama/81945/>



21 Acre Homesite Tract on Hwy 247 Tuscumbia, AL / Colbert County

PROPERTY DESCRIPTION

21 Acres – Prime Location with Potential | Tuscumbia, AL

This **21-acre property** located along Alabama Highway 247 in Tuscumbia offers a solid investment in land, lifestyle, and location. With **600 feet of highway frontage** and just **one mile from US Highway 72**, this tract combines convenience with the peace and privacy that come with rural living.

The front of the property features a **thinned pine stand**, offering a clean and manageable landscape. Toward the back, a **mature stand of hardwoods** provides excellent habitat for **deer and turkey**, making it a great choice for those who enjoy hunting or simply appreciate the outdoors. The land lays well and offers **numerous options for building** a home or barndominium, whether you're planning for a family homestead, a recreational retreat, or a long-term investment.

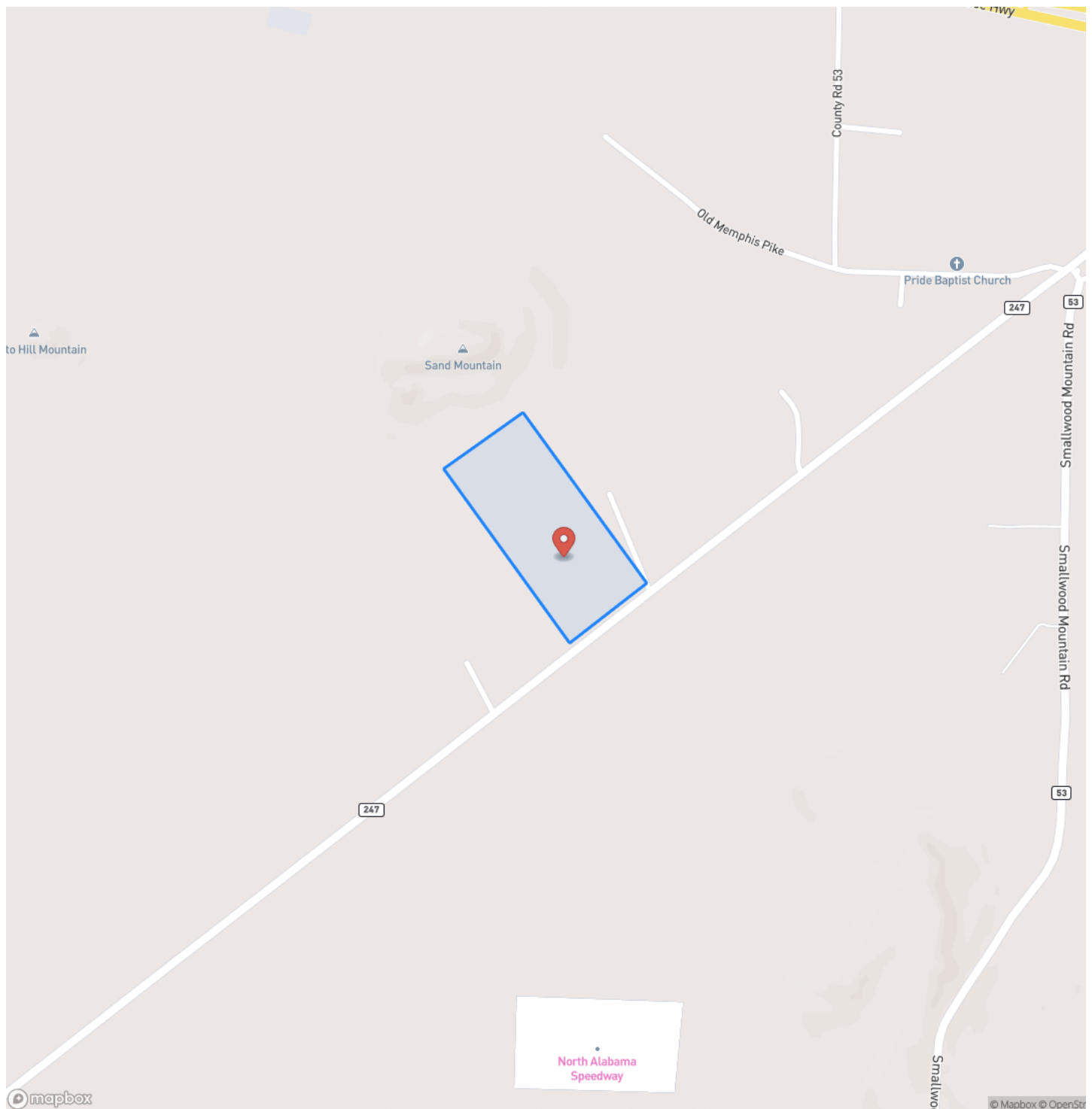
You're only **five minutes from downtown Tuscumbia** and just a short drive from **some of the best fishing on the Tennessee River**, providing easy access to both small-town amenities and outdoor recreation.

To schedule a private showing, contact Cameron Isbell at [256.483.8134](tel:256.483.8134) or cisbell@mossyoakproperties.com.

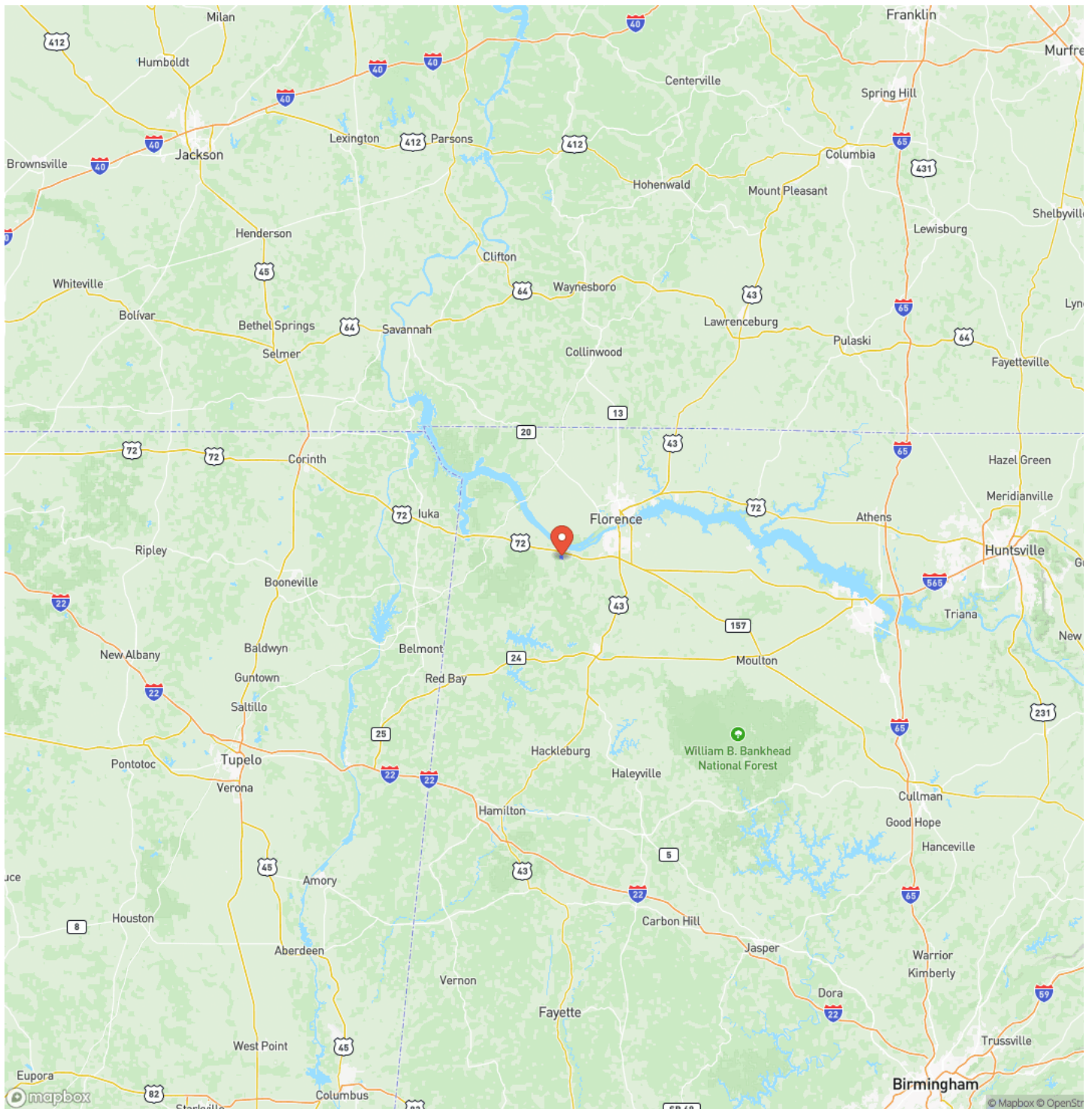
21 Acre Homesite Tract on Hwy 247
Tuscumbia, AL / Colbert County



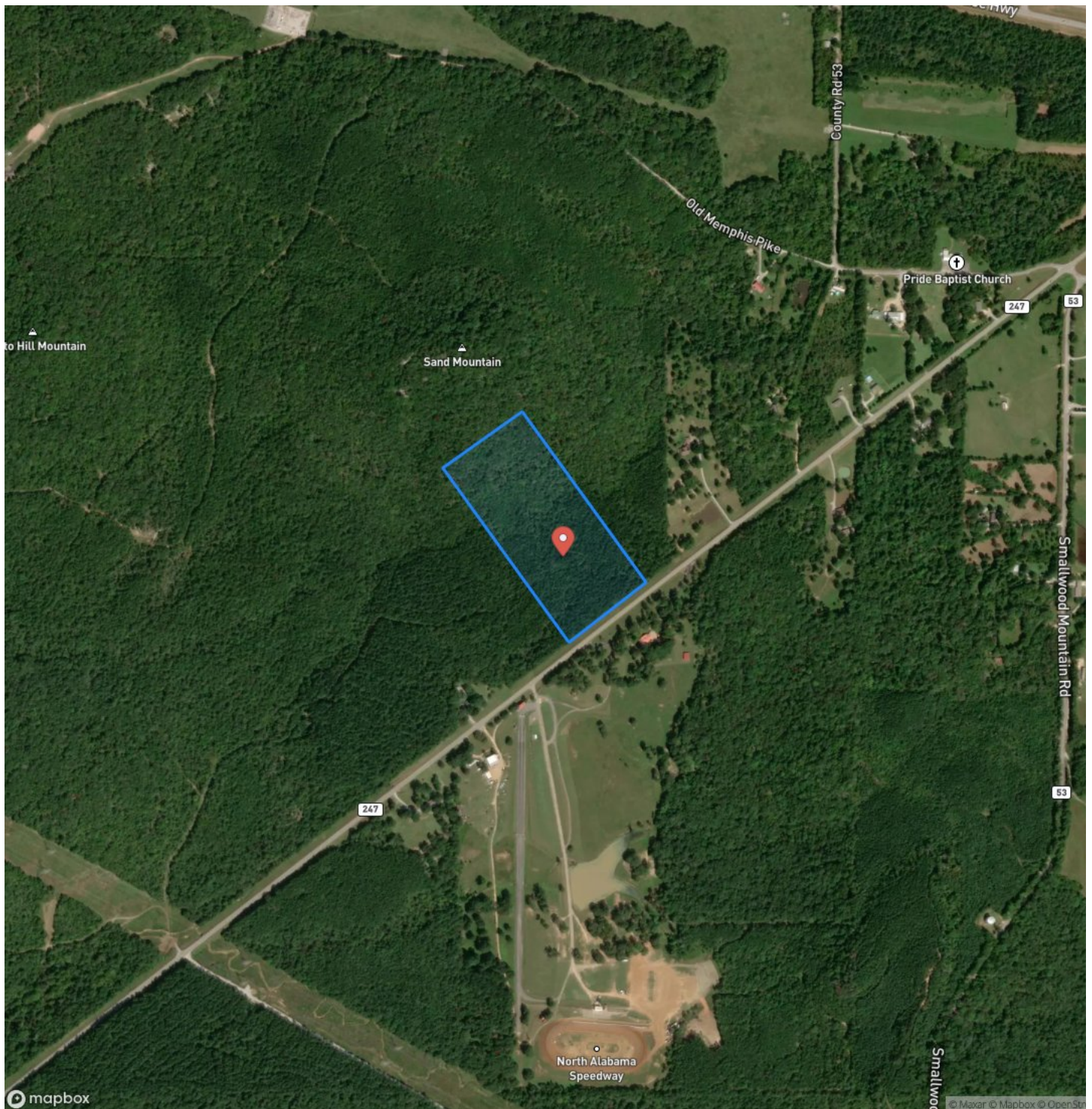
Locator Map



Locator Map



Satellite Map



**21 Acre Homesite Tract on Hwy 247
Tuscumbia, AL / Colbert County**

LISTING REPRESENTATIVE

For more information contact:



Representative

Cameron Isbell

Mobile

(256) 483-8134

Email

cisbell@mossyoakproperties.com

Address

1229 Hwy 72 East

City / State / Zip

NOTES

This image shows a blank sheet of white paper with horizontal ruling lines. The lines are evenly spaced and run across the width of the page. There are no margins, text, or other markings on the paper.

This image shows a single sheet of white paper with horizontal ruling lines. The lines are evenly spaced and run across the width of the page. There are no margins, text, or other markings on the paper.



MossyOakProperties.com

DISCLAIMERS

Information in this brochure is provided solely for information purposes and does not constitute an offer to sell or advertise real estate outside the states in which broker or agent licensed. The information presented has been obtained from sources deemed to be reliable, but is not guaranteed or warranted by the agent, broker, or the sellers of these properties. This offering is subject to errors, omissions, prior sale, price change, correction or withdrawal from the market without notice. All references to age, square footage, income, expenses, acreage, carrying capacity, and land classification, etc. are approximate. Prospective buyers are chargeable with and expected to conduct their own independent investigation of the information and the property and to rely only on those results. Sellers reserve the right to accept or reject any and all offers without liability to any buyer or cooperating broker.

Maps are provided for illustration purposes only, the accuracy is not warranted. Parcels on interactive maps are not adjusted to match aerial backgrounds. This information is for reference purposes only and is not a legal document. Data maps contain errors. The seller and seller's agent are making known to all potential buyers that there may be variations between the location of the existing fence lines and the legal description of the deeded property. Seller and seller's agent make no warranties with regard to the location of the fence lines in relationship to the deeded property lines, nor does the Seller make any warranties or representations with regard to the specific acreage contained within the fenced property lines. Seller is selling the property in an "as is" condition, which includes the location of the fences as they exist. Boundaries shown on the accompanying maps are approximate, based on county parcel data. The maps are not to scale. The accuracy of the maps is not guaranteed. Prospective buyers are encouraged to verify fence lines, deeded property lines and acreages using a licensed surveyor at their own expense.

Mossy Oak Properties Southeast Land & Wildlife, LLC
1229 Hwy 72 East
Tuscumbia, AL 35674
(256) 345-0074
MossyOakProperties.com

