

59.55± Acres | Hunting & Recreational Retreat | Cabin |
Macon & Jackson Counties
60 Hance Hollow Rd
Red Boiling Springs, TN 37150

\$450,000
59.55± Acres
Macon County



59.55± Acres | Hunting & Recreational Retreat | Cabin | Macon & Jackson Counties
Red Boiling Springs, TN / Macon County

SUMMARY

Address

60 Hance Hollow Rd

City, State Zip

Red Boiling Springs, TN 37150

County

Macon County

Type

Farms, Hunting Land, Ranches, Recreational Land, Timberland

Latitude / Longitude

36.491018 / -85.817229

Acreage

59.55

Price

\$450,000

Property Website

www.mossyoakproperties.com



59.55± Acres | Hunting & Recreational Retreat | Cabin | Macon & Jackson Counties
Red Boiling Springs, TN / Macon County

PROPERTY DESCRIPTION

60 Hance Hollow Road, Red Boiling Springs, TN 37150

Discover 59.55 acres of outstanding hunting and recreational property nestled in the beautiful countryside of Middle Tennessee! Located in both Macon and Jackson Counties, this property offers an excellent combination of privacy, abundant wildlife, open fields, mature timber, and improvements already in place. Whether you're searching for a private hunting retreat, weekend getaway, or recreational investment, this property has something for everyone!

Cabin & Improvements: The property features a 12x40 cabin equipped with electricity, a gas stove, an 8-gallon hot water heater, and an RV-style water system with a 25-gallon holding tank. Well water is on-site, fiber-optic service is available, and city water is nearby. Additional improvements include a storage barn and a hanging cooler, providing a convenient setup for hunting trips and outdoor recreation.

Hunting & Recreation: This property offers excellent deer, turkey, and small-game hunting opportunities! Multiple hunting stands are already in place, along with open fields ideal for wildlife food plots, an established interior road system providing access throughout the acreage, and a small wet-weather waterfall that flows following rainfall. The property also features marketable timber, a beautiful mixture of wooded and open terrain, and convenient road access.

Location & Nearby Attractions: Enjoy the peace and privacy of country living while remaining within convenient driving distance of nearby towns, shopping, dining, fishing, boating, and camping destinations!

- 10 minutes to Red Boiling Springs
- 20 minutes to Lafayette
- 30 minutes to Gainesboro
- 30 minutes to Carthage
- 30 minutes to Salt Lick Creek Campground
- 30 minutes to Defeated Creek Campground
- 50 minutes to Cookeville
- 1 hour to Dale Hollow Lake
- 1 hour and 20 minutes to Nashville International Airport (BNA)

The Perfect Outdoor Getaway! With 59.55 acres, an established cabin, utilities, hunting stands, food plot opportunities, interior roads, and abundant wildlife, this property is ready for your next adventure! Spend your mornings hunting, afternoons exploring the land, and evenings relaxing at your own private retreat. Plus, with Dale Hollow Lake and Cordell Hull Lake recreational opportunities nearby, you'll have access to some of Middle Tennessee's best fishing, boating, and camping destinations!

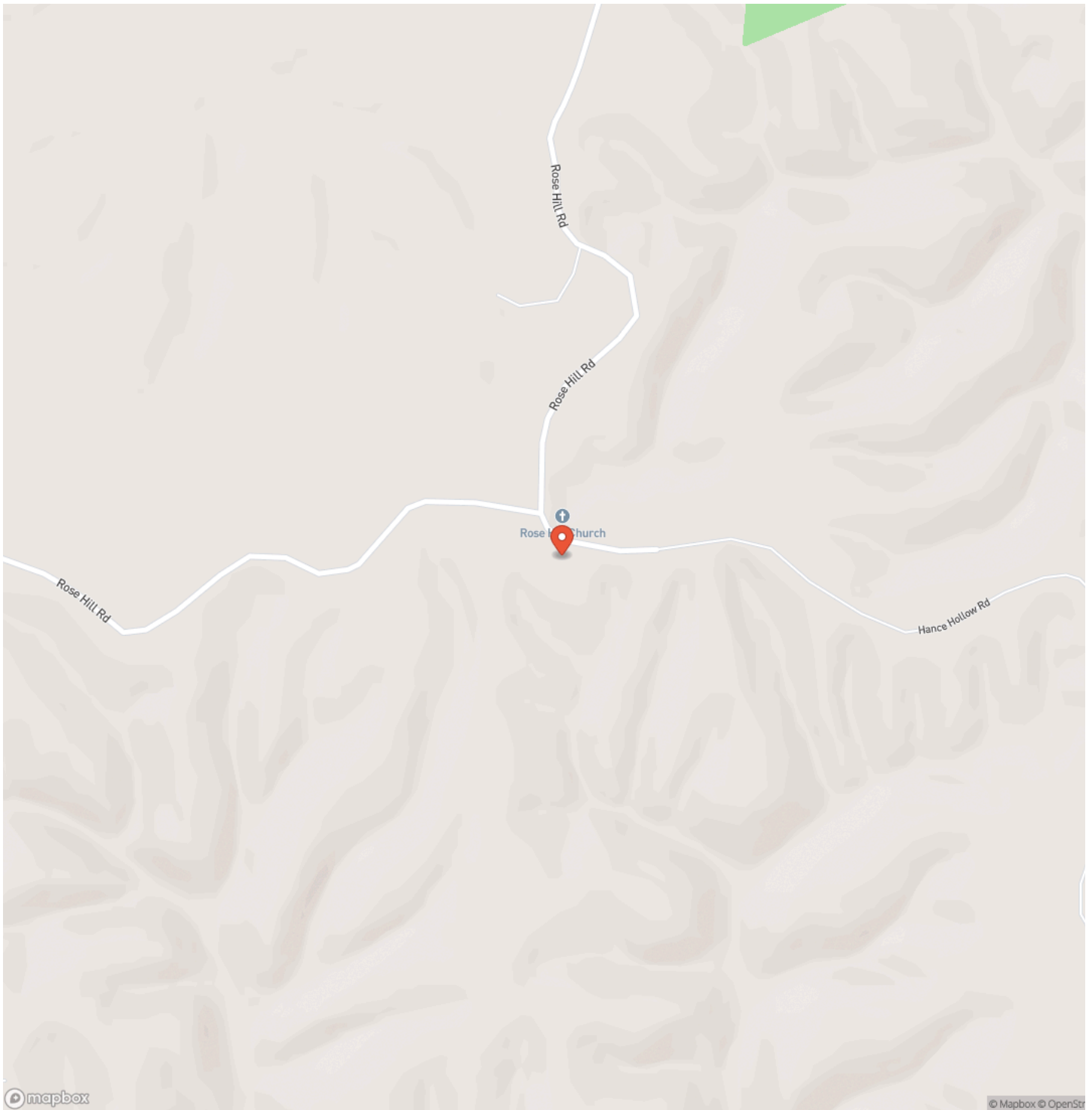
Contact Josh Smith at [615-388-3091](tel:615-388-3091) or josh@mossyoakproperties.com for additional information or to schedule a showing.



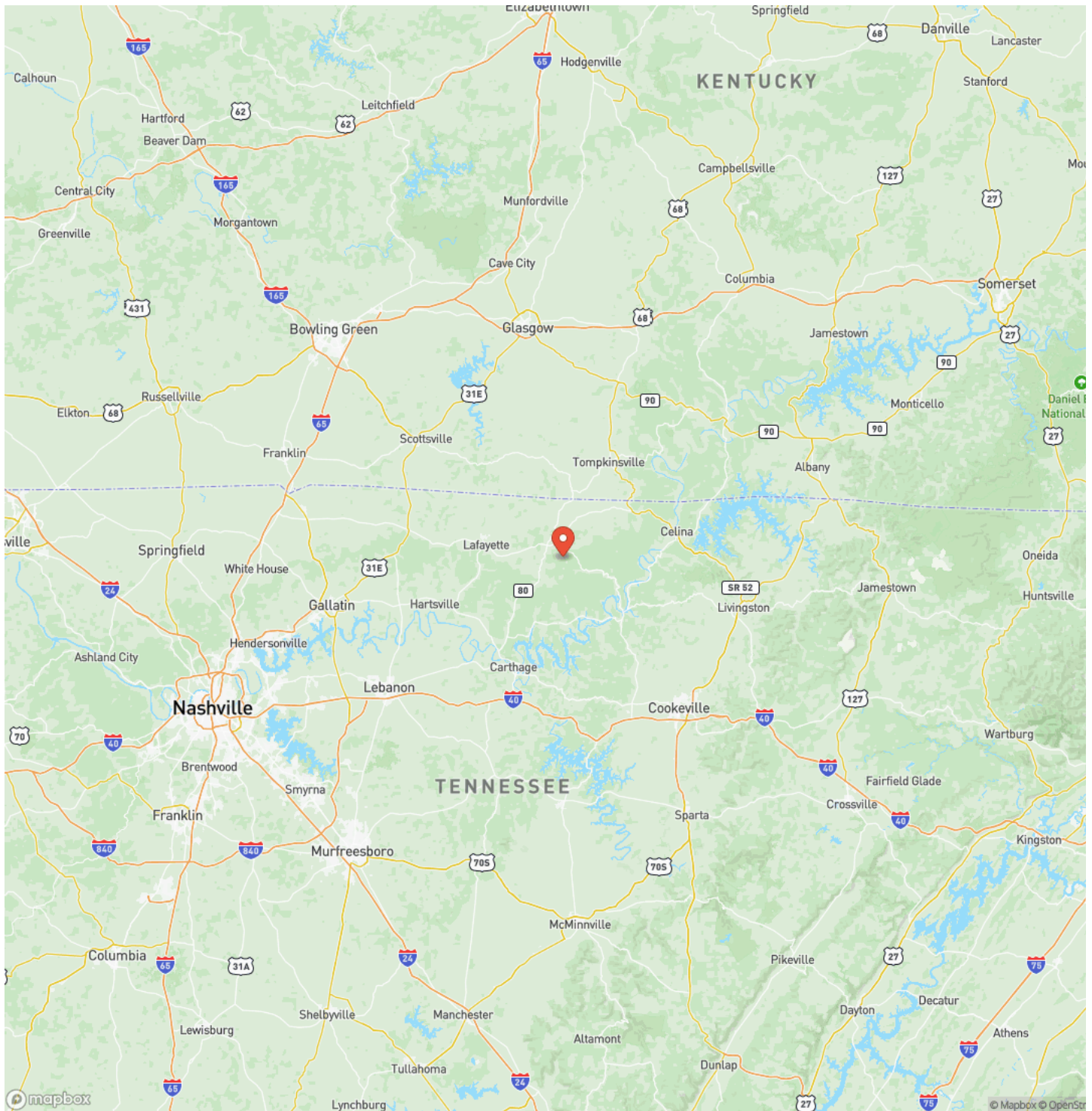
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Red Boiling Springs, TN / Macon County



Locator Map



Locator Map



Satellite Map



LISTING REPRESENTATIVE

For more information contact:



Representative

Josh Smith

Mobile

(615) 388-3091

Email

josh@mossyoakproperties.com

Address

1276 Lewisburg Pike

City / State / Zip

Franklin, TN 37204

NOTES

[illegible]

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.



<https://www.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.



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