

**318.25 acres of prime land in the heart of
Dickson County, Tennessee Excellent
Hunting/Recreational Property.
0 Mathis Road
Charlotte, TN 37036**

\$3,150,000
318.250± Acres
Dickson County



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Charlotte, TN / Dickson County**

SUMMARY

Address

0 Mathis Road

City, State Zip

Charlotte, TN 37036

County

Dickson County

Type

Farms, Hunting Land, Ranches, Recreational Land, Undeveloped Land, Timberland

Latitude / Longitude

36.131732 / -87.295827

Acreage

318.250

Price

\$3,150,000

Property Website

<https://www.mossyoakproperties.com/property/318-25-acres-of-prime-land-in-the-heart-of-dickson-county-tennessee-excellent-hunting-recreational-property-dickson-tennessee/35782/>



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PROPERTY DESCRIPTION

Mossy Oak Properties, Tennessee Land and Farm proudly presents 318.25 acres of prime real estate located in the heart of Dickson County, TN. This property is accessible off of two roads, Mathis Rd and Dawson Rd. The farm is nestled in-between Creek Wood High School and Montgomery Bell State Park, which both are only minutes away. The property has a mile of creek, known as Jones Creek, which is great for small mouth fishing. The property is diverse with nice timberland and fields. Abundance of wildlife, excellent for hunting. Plenty of deer and turkey! Several interior roads to navigate the property. City water, electric, and internet available at the road. Less than a hour to Nashville Airport and less than 20 minutes to Dickson County Municipal Airport. 40 minutes to Clarksville. One hour to Columbia. This is a gem! Don't miss your opportunity on this beautiful property. For additional information or to schedule a showing contact Josh Smith at a [615-388-3091](tel:615-388-3091) or josh@mossyoakproperties.com

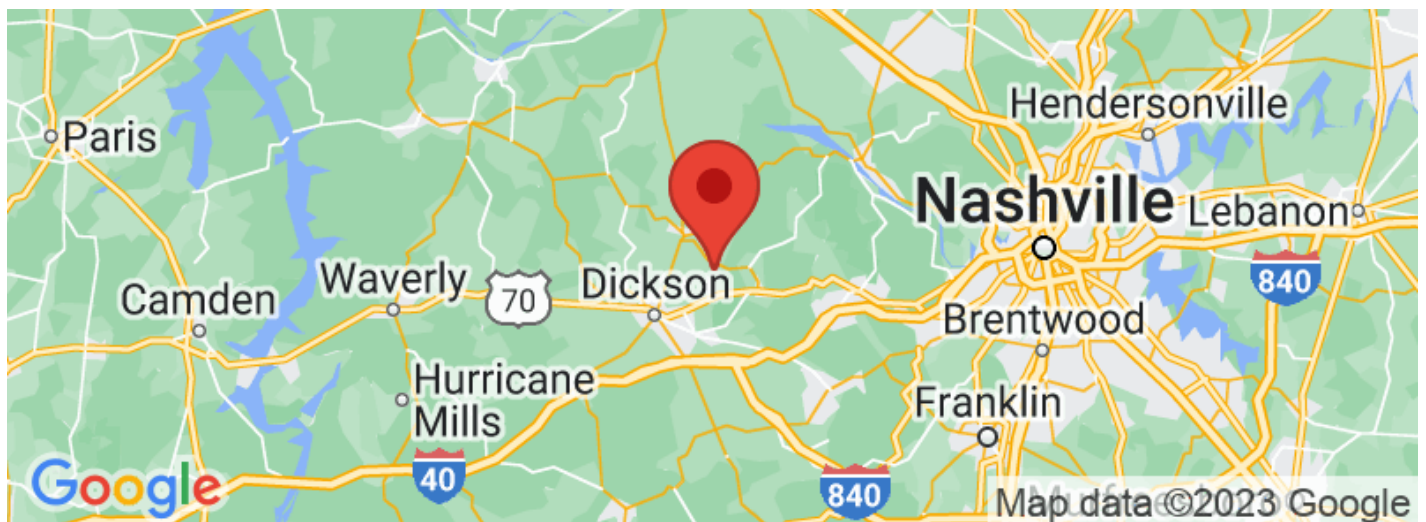
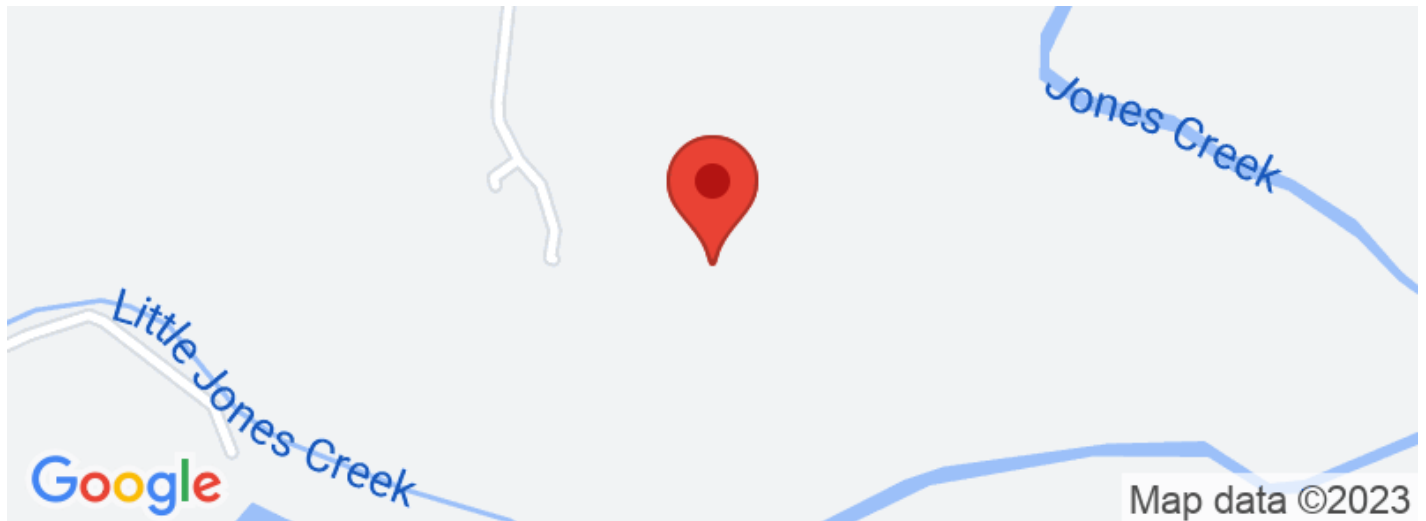


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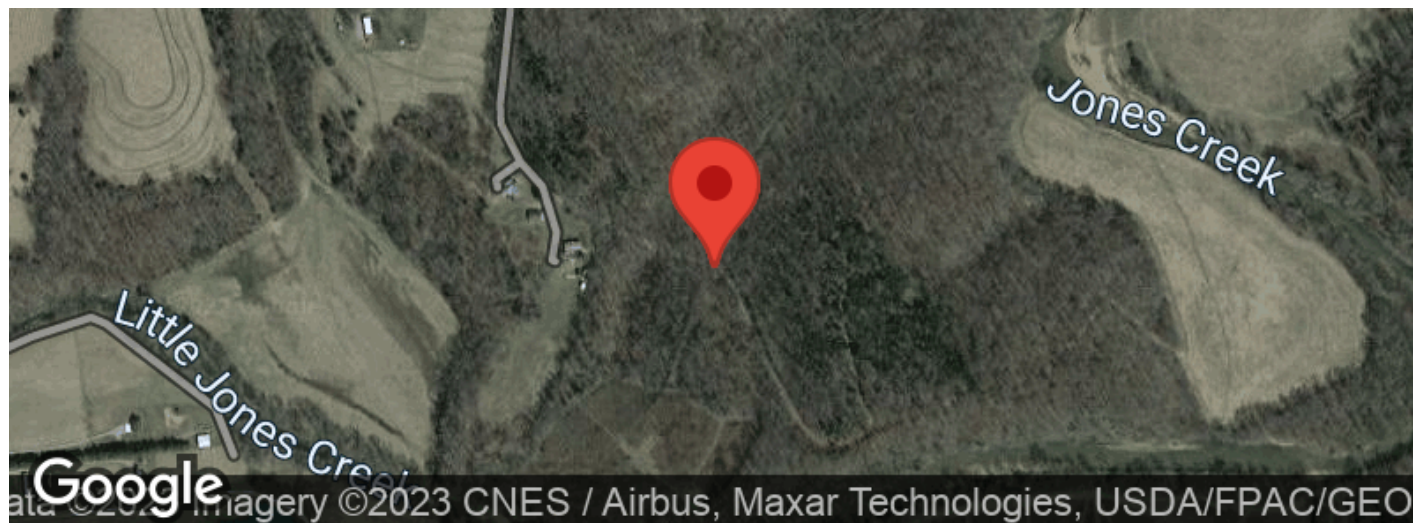
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Locator Maps



318.25 acres of prime land in the heart of Dickson County, Tennessee Excellent Hunting/Recreational Property.
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Aerial Maps



**318.25 acres of prime land in the heart of Dickson County, Tennessee Excellent Hunting/Recreational Property.
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LISTING REPRESENTATIVE

For more information contact:



Representative

Josh Smith

Mobile

(615) 388-3091

Email

josh@mossyoakproperties.com

Address

706 Columbia Avenue

City / State / Zip

Franklin, TN 37204

NOTES



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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 Tennessee Land & Farm
706 Columbia Avenue
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(615) 879-8282
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