Old Town 39
887 Ne 197 Ave
Old Town, FL 32680

$292,500
39± Acres
Dixie County







MORE INFO ONLINE:

https://mossyoakproperties.com/

SUMMARY

Address
887 Ne 197 Ave

City, State Zip
Old Town, FL 32680

County
Dixie County

Type
Hunting Land, Undeveloped Land, Recreational Land

Latitude / Longitude
29.631583 / -82.998855

Acreage
39

Price
$292,500

Property Website
www.mossyoakproperties.com







PROPERTY DESCRIPTION

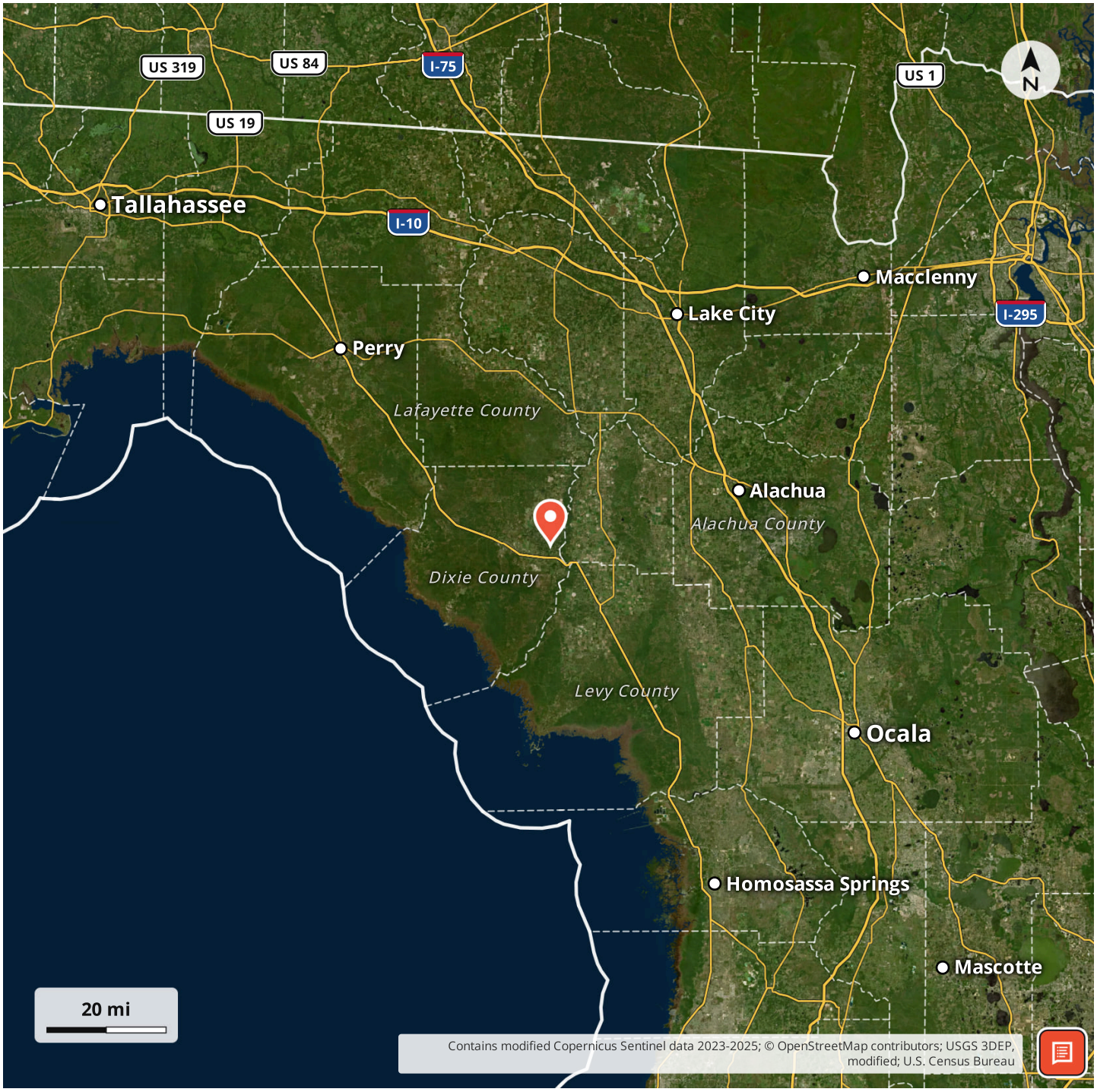
Explore 39 heavily wooded acres near Old Town, Florida, offering the perfect canvas for your private retreat or investment. Clear as much or as little as you'd like to create your ideal balance of privacy and open space, surrounded by natural beauty. This peaceful parcel is conveniently located just 5 miles from Old Town, 20 miles to Chiefland, and 23 miles to Cross City, providing access to everyday amenities while preserving tranquility. For outdoor lovers, world-class fishing awaits approximately 20 miles away at both Steinhatchee and Horseshoe Beach, making this an exceptional spot for boating, fishing, and water adventures.



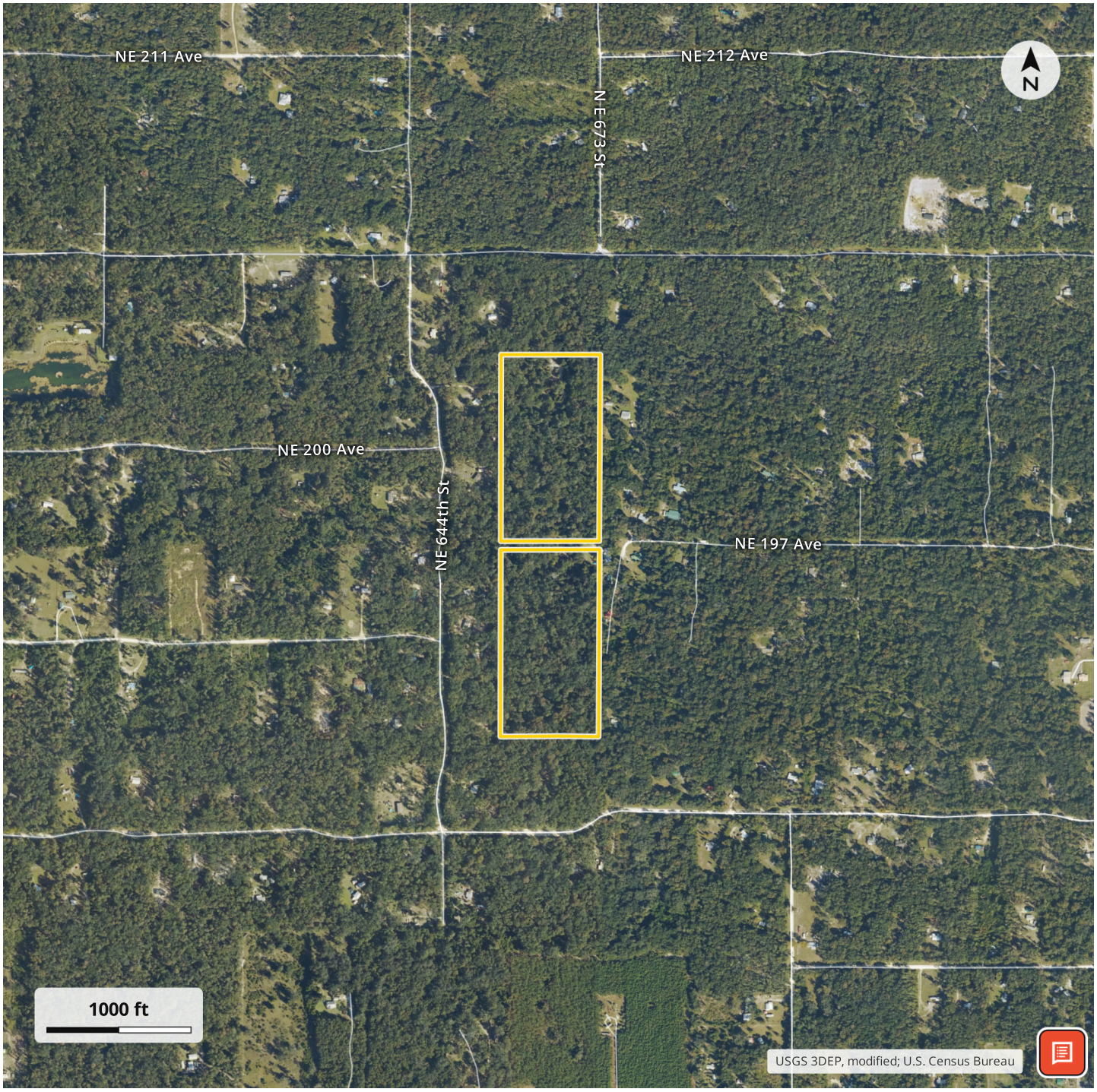





Regional Map



Locator Map


NE 211 Ave
NE 212 Ave
N
N E 673 St
NE 200 Ave
NE 644th St
NE 197 Ave
1000 ft
USGS 3DEP, modified; U.S. Census Bureau

Aerial Map



LISTING REPRESENTATIVE

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City / State / Zip
Madison, FL 32340

NOTES

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DISCLAIMERS

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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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