

Buttahatchee River Retreat
000 US HWY 278
Brilliant, AL 35548

\$259,000
60± Acres
Marion County



Buttahatchee River Retreat
Brilliant, AL / Marion County

SUMMARY

Address

000 US HWY 278

City, State Zip

Brilliant, AL 35548

County

Marion County

Type

Riverfront, Recreational Land, Hunting Land, Timberland, Farms

Latitude / Longitude

34.1082 / -87.7079

Taxes (Annually)

145

Acreage

60

Price

\$259,000

Property Website

<https://www.mossyoakproperties.com/property/buttahatchee-river-retreat-marion-alabama/50498/>



PROPERTY DESCRIPTION

Buttahatchee Riverfront Gem: A Nature Lover's Paradise

This exceptional property along the Buttahatchee River, easily reached from US HWY 278, presents a rare opportunity to own a piece of the great outdoors. It offers not just one, but multiple prime sites for building, each with its own unique and stunning river view, and two of these have been pre-approved for septic, paving the way for your dream riverside home.

The landscape is a wildlife sanctuary, providing an excellent locale for hunting enthusiasts with a rich population of whitetail deer and wild turkey. Anglers will delight in the great fishing the river has to offer, making every day an opportunity for a new adventure.

Beyond its utility and recreation potential, the property is a treasure trove of natural beauty. From the awe-inspiring cave bluff shelters to a captivating waterfall, the land's features make it a picturesque escape. Towering hardwoods along the river's edge enhance the sense of seclusion and connection to nature.

Imagine your life here, where the peace and tranquility of riverfront living merge with the excitement of outdoor activities right in your backyard. This Buttahatchee Riverfront property is more than just land; it's a lifestyle waiting to be embraced.

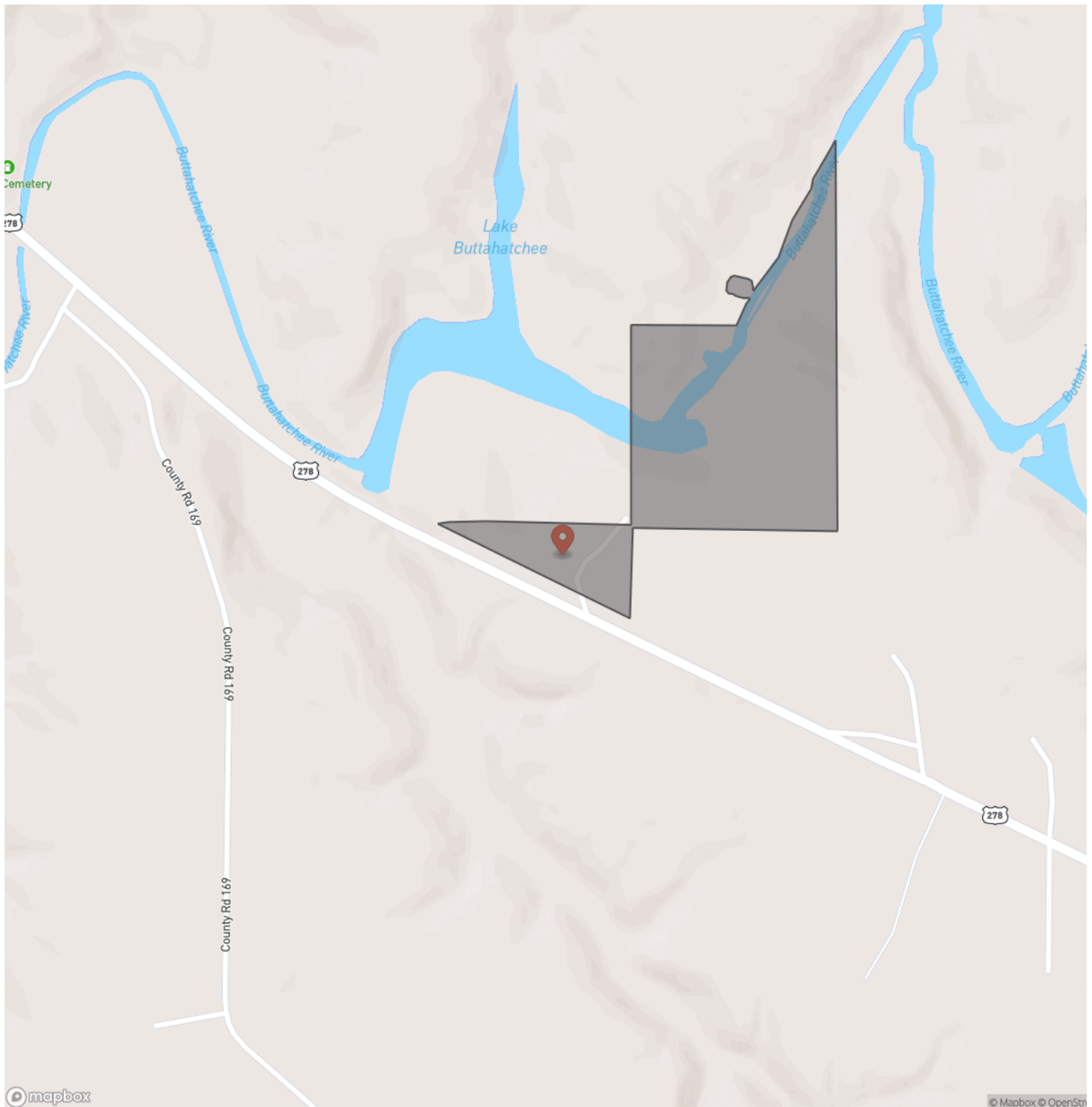
Shown by appointment only!

Contact Austin Littrell at 256.460.1875 for more information or to schedule a private showing!

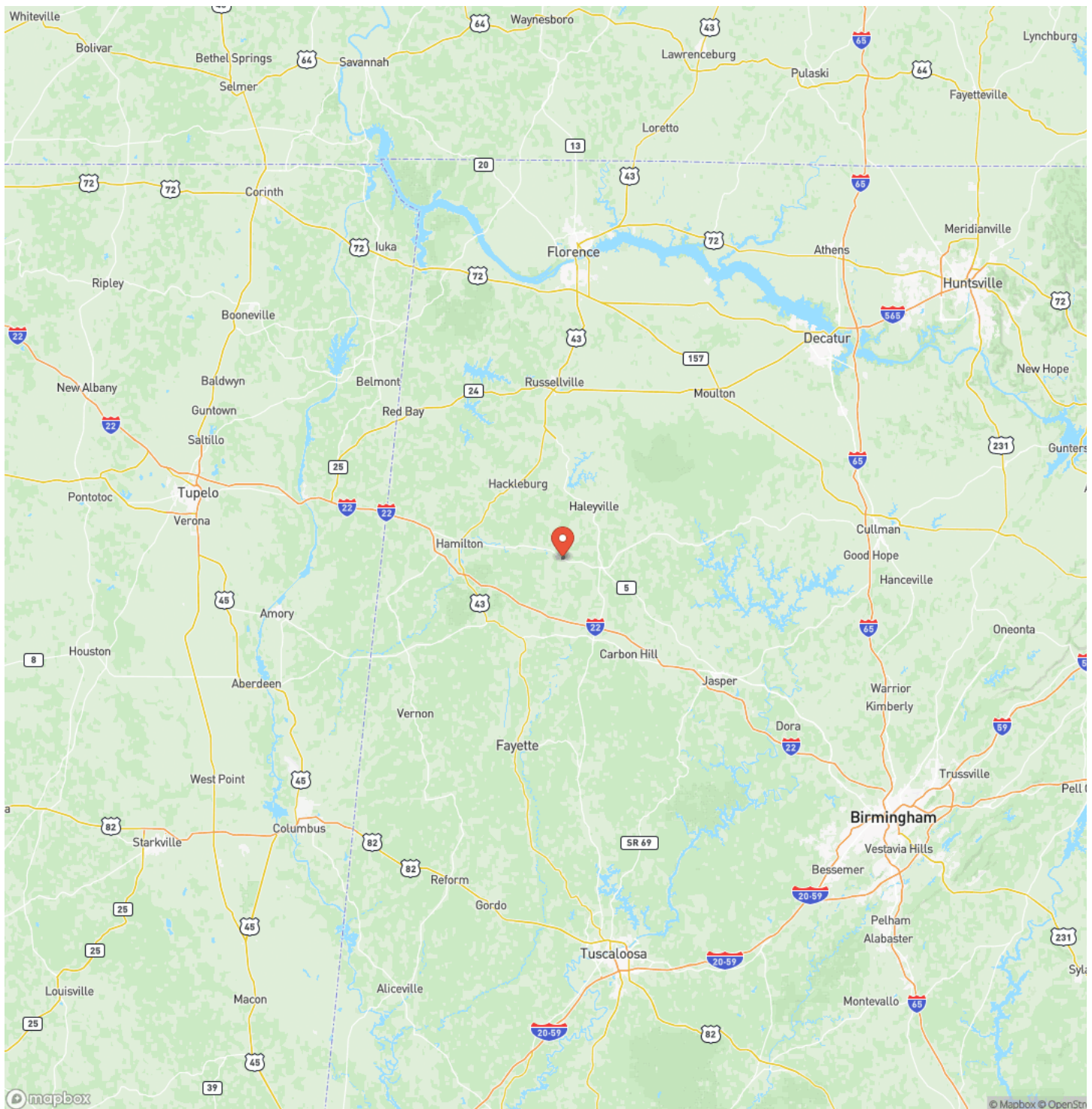
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Locator Map



Locator Map



Satellite Map



Buttahatchee River Retreat Brilliant, AL / Marion County

LISTING REPRESENTATIVE

For more information contact:



Representative

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City / State / Zip

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NOTES

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MORE INFO ONLINE:

MossyOakProperties.com

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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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