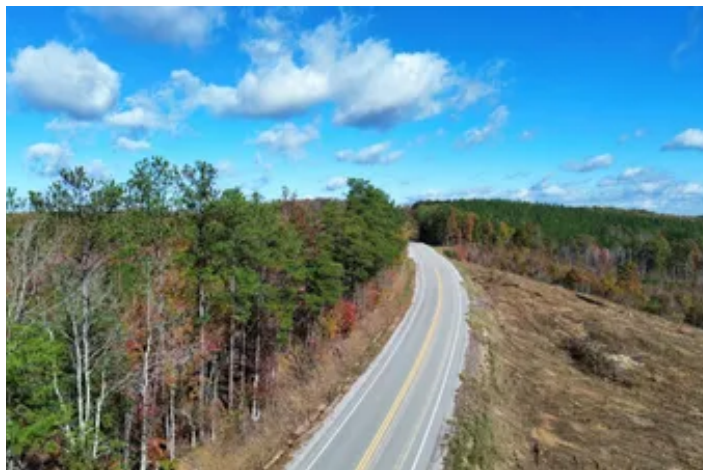


**Bear Creek Recreation and Homesite**  
000 Hwy 241  
Bear Creek, AL 35543

**\$246,400**  
77± Acres  
Marion County



**Bear Creek Recreation and Homesite**  
**Bear Creek, AL / Marion County**

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**SUMMARY**

**Address**

000 Hwy 241

**City, State Zip**

Bear Creek, AL 35543

**County**

Marion County

**Type**

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

**Latitude / Longitude**

34.234 / -87.727008

**Taxes (Annually)**

\$140

**Acreage**

77

**Price**

\$246,400

**Property Website**

<https://www.mossyoakproperties.com/property/bear-creek-recreation-and-homesite-marion-alabama/101764/>



**PROPERTY DESCRIPTION**

**Excellent recreational property with a beautiful homesite overlooking the surrounding mountaintops!**

This is a great property for someone looking for a place to build their forever home or a quiet recreational retreat. Located in an area known for excellent deer and turkey hunting, it is ready to be turned into a hunter's dream estate. The property is easily accessible via paved Highway 241. The land benefits from a small stream that flows along the eastern property boundary providing water to the local wildlife. This tract also benefits from readily available utilities along the highway.

Whether you are looking for a quiet rural homesite or that weekend recreational getaway this property has something for everyone!

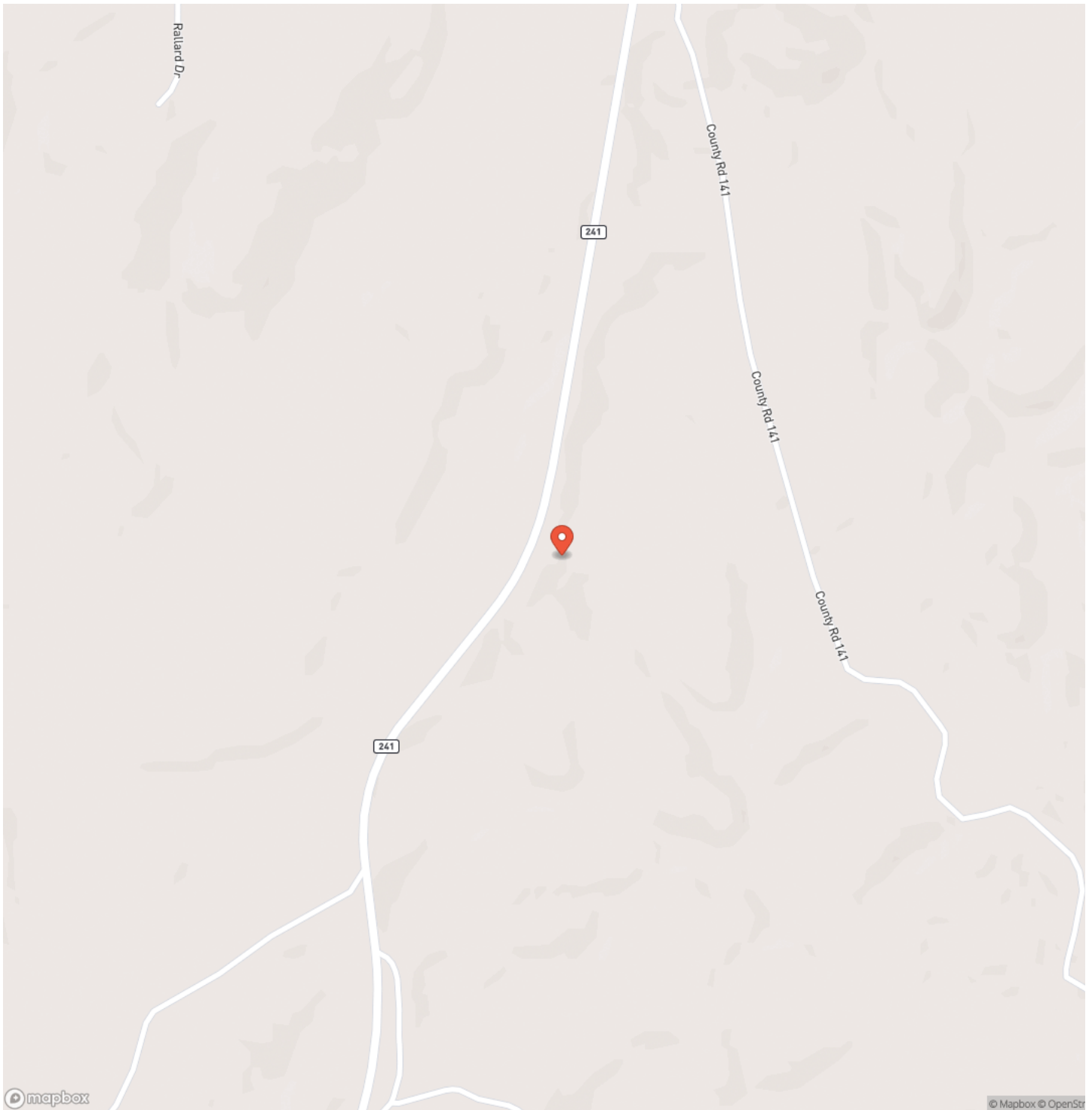
For more information contact Austin Littrell at 256.460.1875 or email [alittrell@mossyoakproperties.com](mailto:alittrell@mossyoakproperties.com)

**Bear Creek Recreation and Homesite**  
**Bear Creek, AL / Marion County**

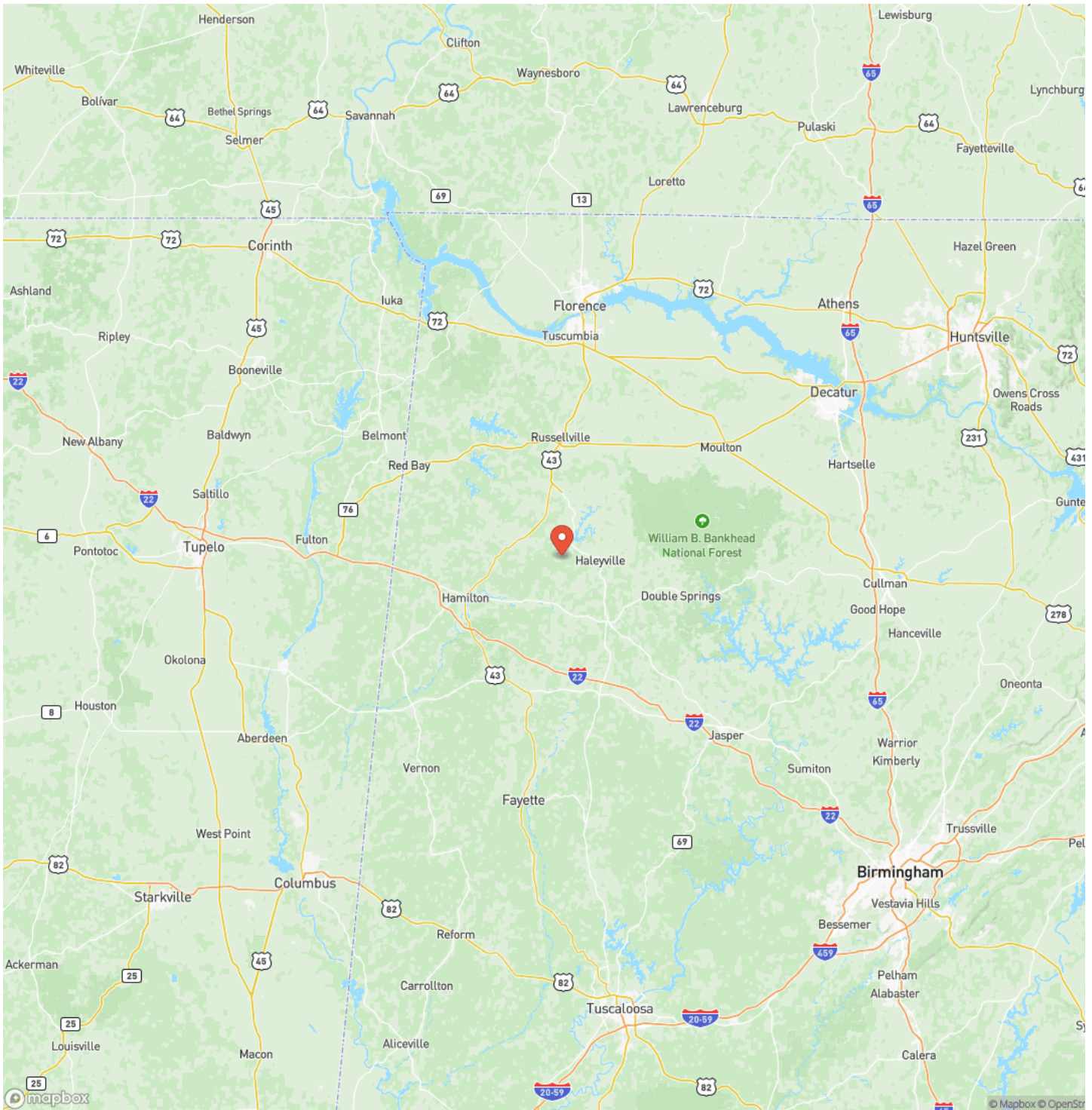
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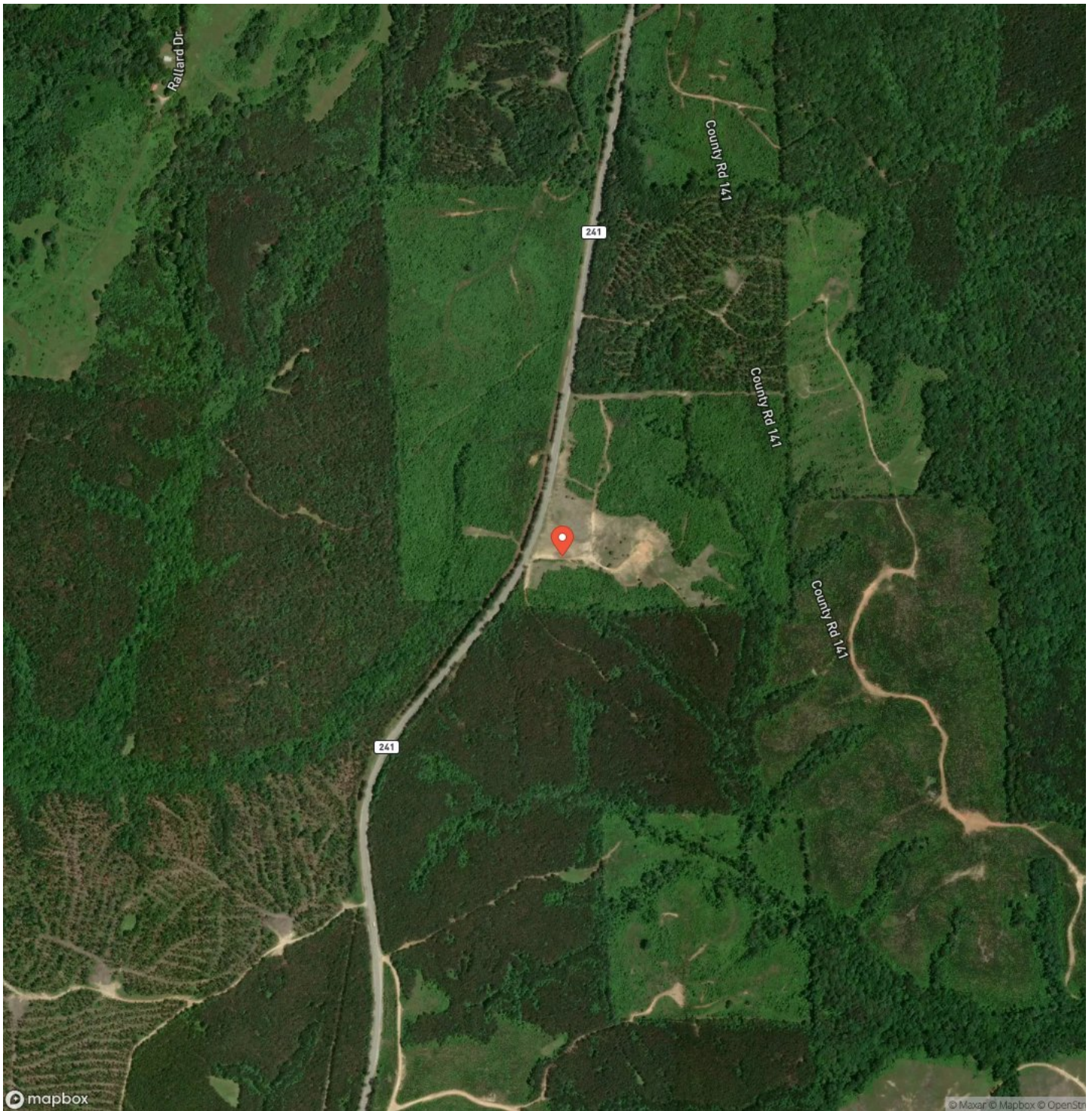
## Locator Map



## Locator Map



## Satellite Map



## Bear Creek Recreation and Homesite

### Bear Creek, AL / Marion County

## LISTING REPRESENTATIVE

**For more information contact:**



### Representative

Austin Littrell

## Mobile

(256) 460-1875

## Office

(256) 460-1875

## Email

alittrell@mossyoakproperties.com

**Address**

1229 Hwy 72 East

## City / State / Zip

Tuscumbia, AL 35674

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