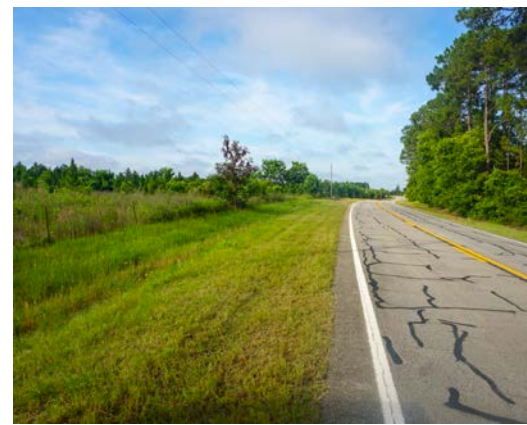




**MCDONALD FARM 5**  
TREUTLEN COUNTY, GA  
100.54 +/- ACRES  
\$361,944



## PROPERTY DESCRIPTION

Located only 3 miles off of I-16 at Exit 20, the property is conveniently located and easily accessible. The unusually high percentage of usable ground and extensive highway frontage along 297 would allow for multiple divisions for residential sites or mini farms. The topography offers a gentle roll with well-established loblolly and longleaf pine stands in excellent growing condition. A powerline ROW passes through the western side of the property providing a 5 acre opening. This site can serve as a wildlife food plot or it could be expanded to create a larger opening suitable for a dove field.

## PROPERTY FEATURES:

- Highway Frontage
- Interior Road System
- 5 Acres of Open Land
- Longleaf & Loblolly Plantations
- High Percentage of Upland Soils

## DIRECTIONS:

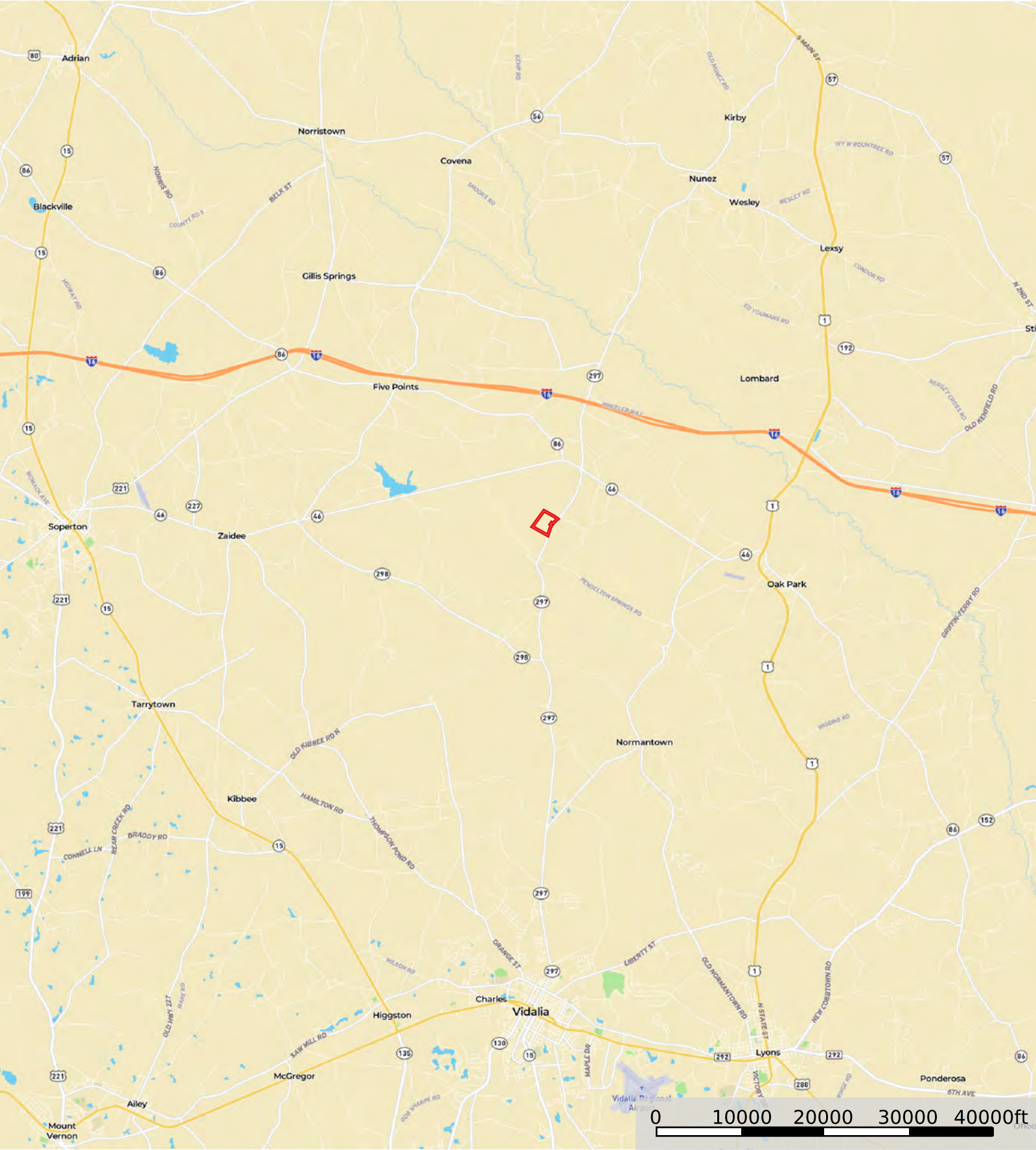
From Exit 20 on I-16, take Highway 297 south towards Vidalia, GA. Travel 3.0 miles, and the property is on the right.


## CONTACT

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[www.CrosbyLandCo.com](http://www.CrosbyLandCo.com)





 Boundary

**Disclaimer:** All information provided is assumed accurate and correct but no assumptions of liability are intended. Neither the seller nor the agent of the seller represent the accuracy of the information provided. No representations or warranties are expressed or implied as to the property, its condition, usage, acreage, or boundaries. This offering is subject to errors and omissions as well as changes including price or withdrawal without notice.



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