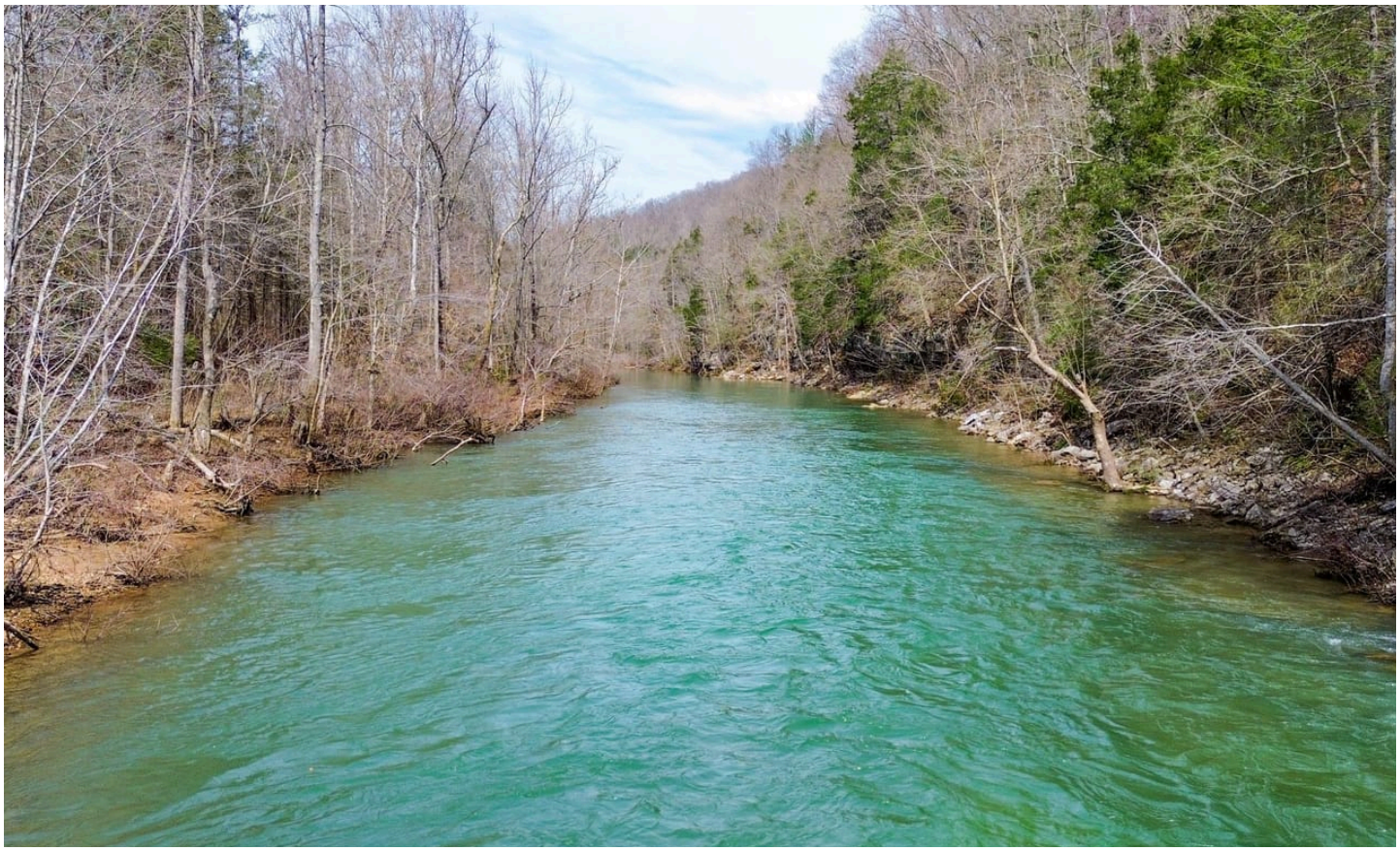
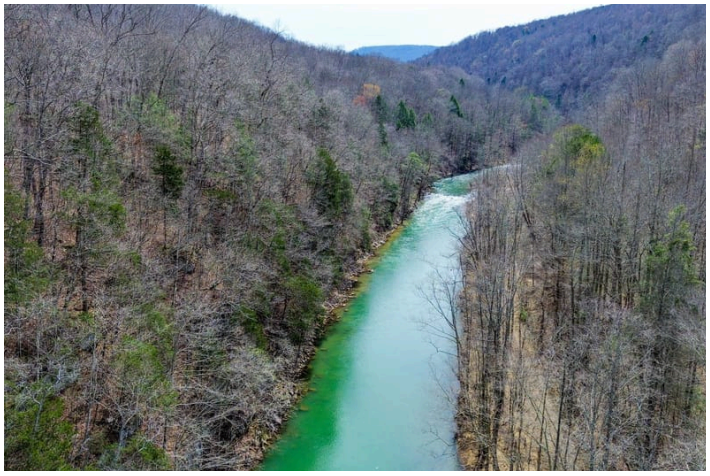
East Fork Obey River Paradise
0 Boatland Road
Jamestown, TN 38556

$799,900
243± Acres
Fentress County







SUMMARY

Address
0 Boatland Road

City, State Zip
Jamestown, TN 38556

County
Fentress County

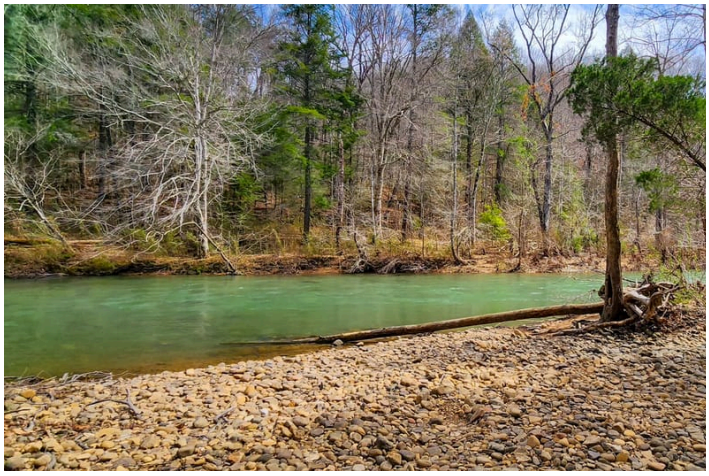
Type
Hunting Land, Recreational Land, Undeveloped Land, Riverfront, Timberland

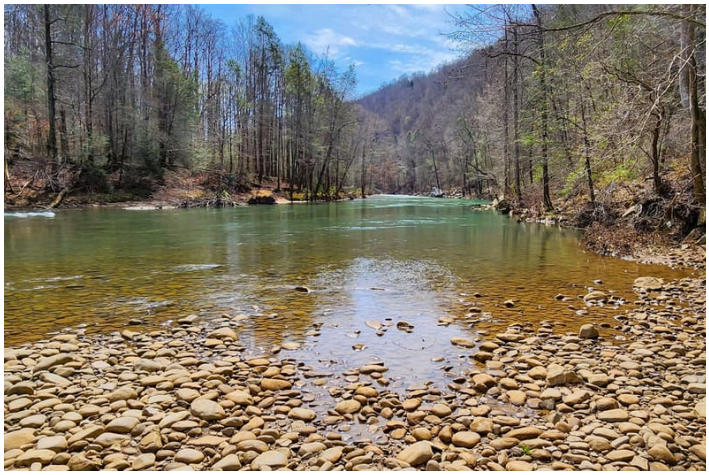
Latitude / Longitude
36.3559 / -85.0348

Acreage
243

Price
$799,900

Property Website
arrowheadlandcompany.com







PROPERTY DESCRIPTION

Introducing a remarkable 243 +/- acres in Fentress County, Tennessee! The East Fork Obey River Paradise offers the ultimate recreational escape! With the East Fork of the Obey River forming its eastern boundary, the property provides direct access to outstanding water recreation, including rafting, kayaking, and excellent fishing opportunities! Whether you're seeking adventure or a spot to enjoy the outdoors, this land delivers both in abundance! A well-established trail system winds throughout the property, guiding you through diverse timberland and leading you straight to the river's edge. The landscape is predominantly wooded, creating ideal habitat for wildlife and making it a prime destination for hunters. Deer, turkey, and other game are frequent visitors, enhancing the property's appeal as a true sportsman's retreat! This versatile tract offers more than just recreation-it presents an exceptional opportunity for investment or personal development. Build your dream cabin or private estate nestled among the trees, where you can enjoy peaceful seclusion and the soothing sounds of the river. Alternatively, its size and layout make it well-suited for future development potential. Whether you envision a weekend getaway, a hunting haven, or a long-term investment, this property captures the essence of Tennessee's natural beauty and outdoor lifestyle! The East Fork Obey River Paradise is located 14 +/- miles from Jamestown, 27 +/- miles from Livingston, 47 +/- miles from Cookeville, 117 +/- miles from Knoxville, and 126 +/- miles from Nashville. All showings are by appointment only. If you would like more information or would like to schedule a private viewing please contact Brian Whitt at (423) 494-7793 or Vance Goad at (423) 539-2137.

When purchasing a property listed by Arrowhead Land Company, LLC, a Buyer's Broker, if applicable, must be identified on first contact and must be present at the initial showing of the property in order to participate in a real estate commission. If these conditions are not met, compensation, if any, will be at the sole discretion of Arrowhead Land Company, LLC.

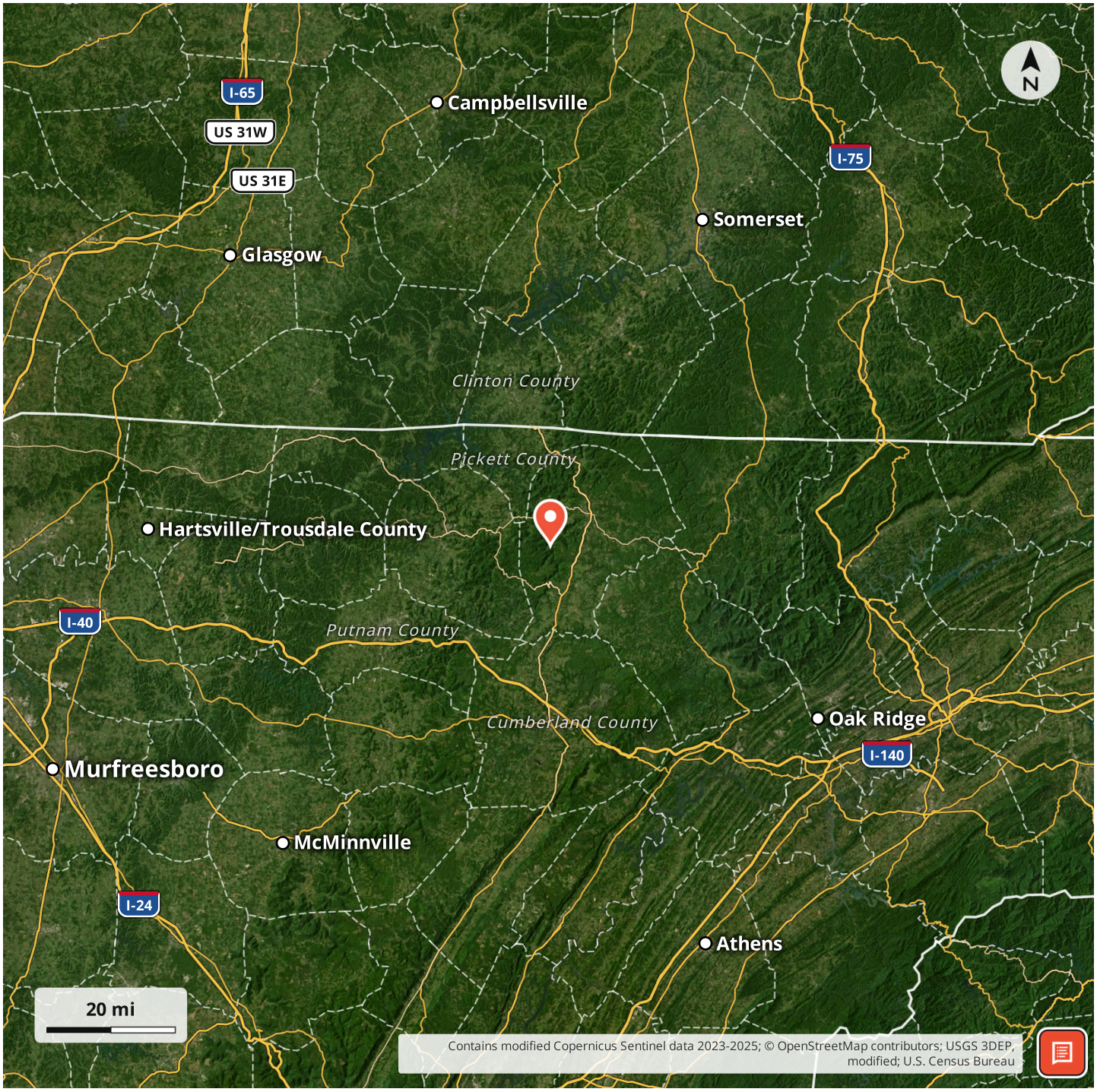
Disclaimer: The boundary lines shown are approximate and are provided for general reference only. Arrowhead Land Company makes no representations or warranties, express or implied, as to the accuracy, completeness, or reliability of those property lines. Buyers are advised to obtain an independent survey to verify exact property boundaries.








Regional Map



Locator Map



Aerial Map



LISTING REPRESENTATIVE

For more information contact:



Representative
Brian Whitt

Mobile
(423) 494-7793

Email
brian.whitt@arrowheadlandcompany.com

Address
210 Cheeyo Trace

City / State / Zip
Loudon, TN 37774

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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