

107± ACRES
WALKER COUNTY, GA
\$775,000



SMALLTOWN
HUNTING PROPERTIES
& REAL ESTATESM

OFFICE (478) 382-2880 | WWW.SMALLTOWNPROPERTIES.COM

THE WALKER 107

PROPERTY PROFILE

LOCATION:

- Martindale Road
LaFayette, GA 30728
- Walker County
- 8.2± Miles SW of LaFayette
- 13.4± Miles N of Summerville
- 22.8± Miles S of Chickamauga
- 37.7± Miles NW of Calhoun

COORDINATES:

- 34.62190, -85.32165

TAX INFORMATION:

- Parcel 0468-027: \$894

PROPERTY USE:

- Hunting
- Investment
- Recreational
- Potential Agricultural
- Potential Poultry Farm
- Potential Cattle Operation
- Potential Home/Cabin Site

PROPERTY INFORMATION:

- 107± Total Acres
- 55± Acres of Hay Field
- 50± Acres of Mature Hardwoods
- 3,000'± Chattooga River Frontage
- 958'± Martindale Road Frontage
- Pastureland
- Deer & Turkey
- Mountain Views



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JUSTIN HASTY, ALC

ASSOCIATE BROKER, GA

AFFILIATE BROKER, TN

BROKER-IN-CHARGE, SC

C: 706-671-4554

O: 478-382-2880

justin@smalltownproperties.com

125 Pine Brook Drive - Rocky Face, GA 30740

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Information is believed to be accurate but not guaranteed.



WELCOME TO THE WALKER 107

WELCOME TO THE WALKER 107 IN LAFAYETTE, GEORGIA! This incredible 107± acre property has so much to offer and is truly a rare find! With nearly 1,000 feet of road frontage on Martindale Road and over 3,000 feet of beautiful Chattooga River frontage, the possibilities are endless!

The Walker County property features approximately 55 acres of open pasture and hayfields, along with 50± acres of mature hardwood timber filled with white and red oaks. With very little floodplain along the river, you'll find plenty of level, usable land for building, farming, or enjoying the outdoors.



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MORE ABOUT THE WALKER 107

Whether you're dreaming of a working farm, cattle ranch, hunting retreat, or private family compound, the Walker 107 has it all! Enjoy abundant wildlife, great fishing, and plenty of room to explore. Large tracts with this much river frontage and usable land are hard to find! Don't miss your chance to own this amazing piece of property.

**Call Justin Hasty today to schedule a private showing
and experience #TheSmallTownWay!**



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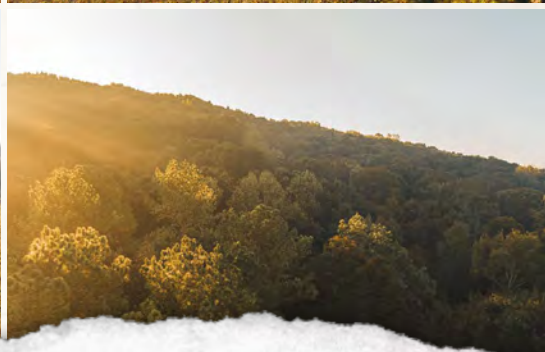
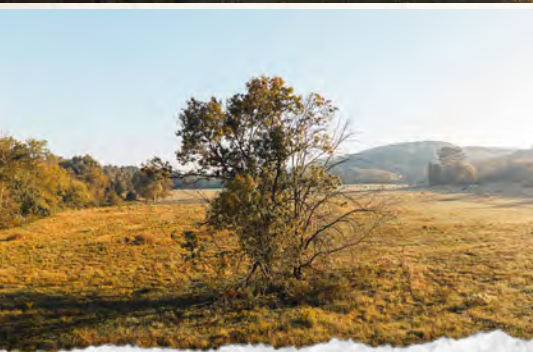
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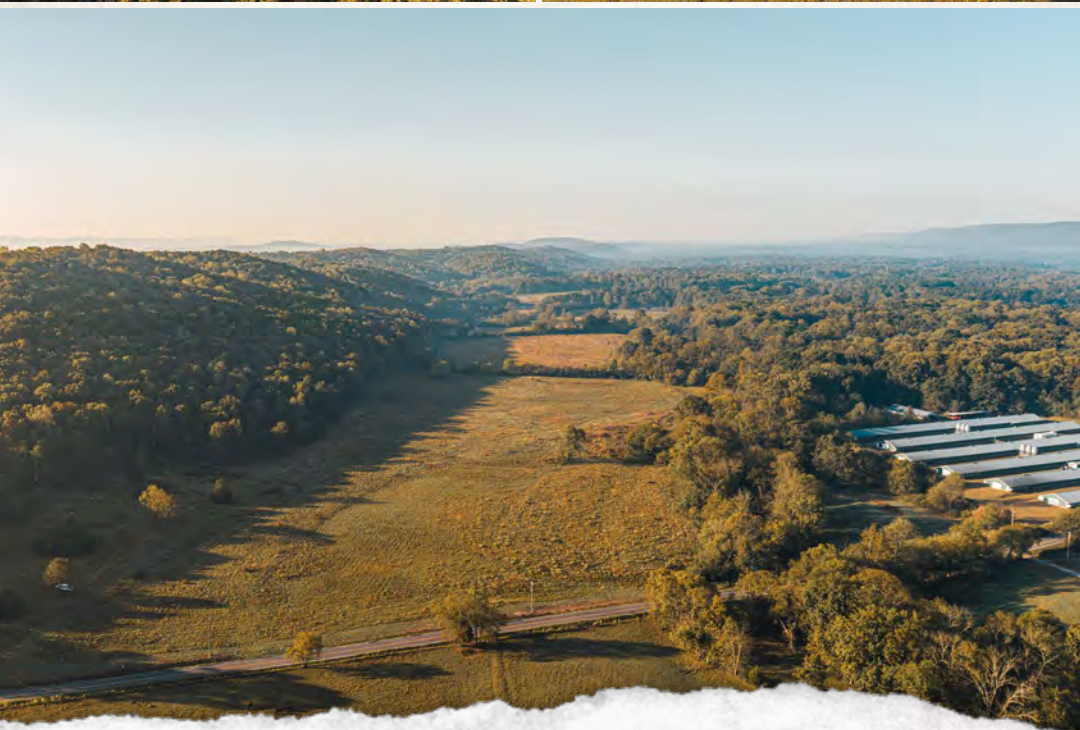
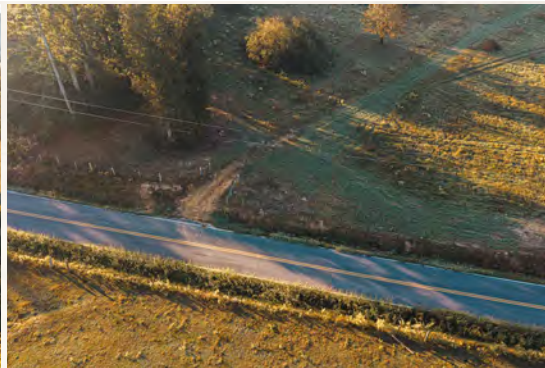
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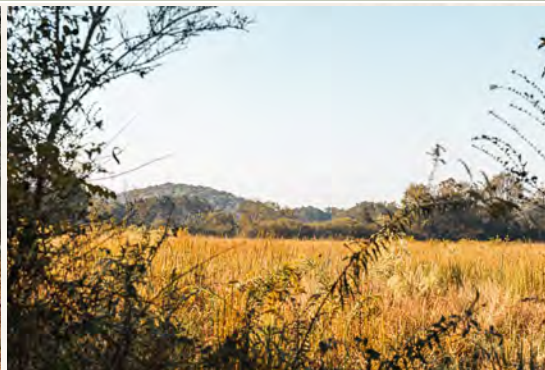
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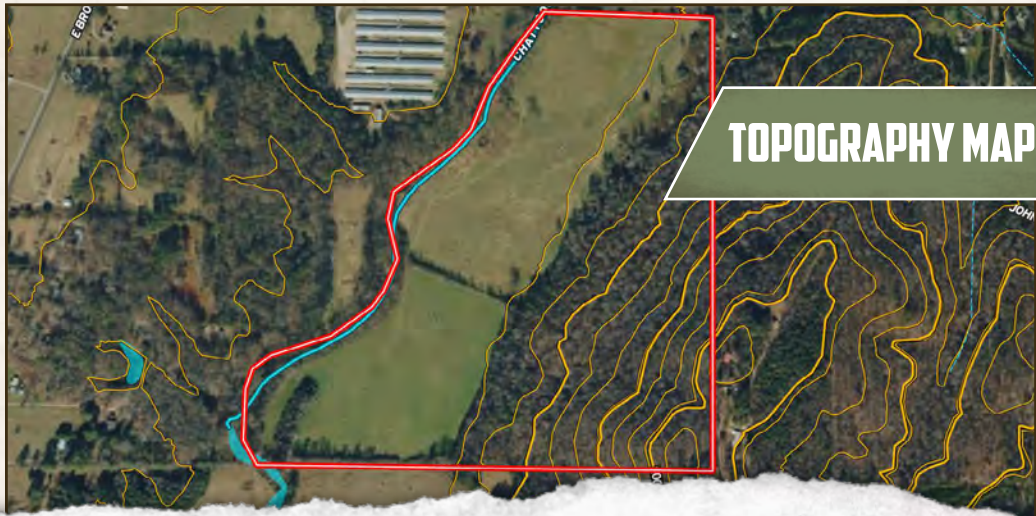
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WATER MAP



TOPOGRAPHY MAP



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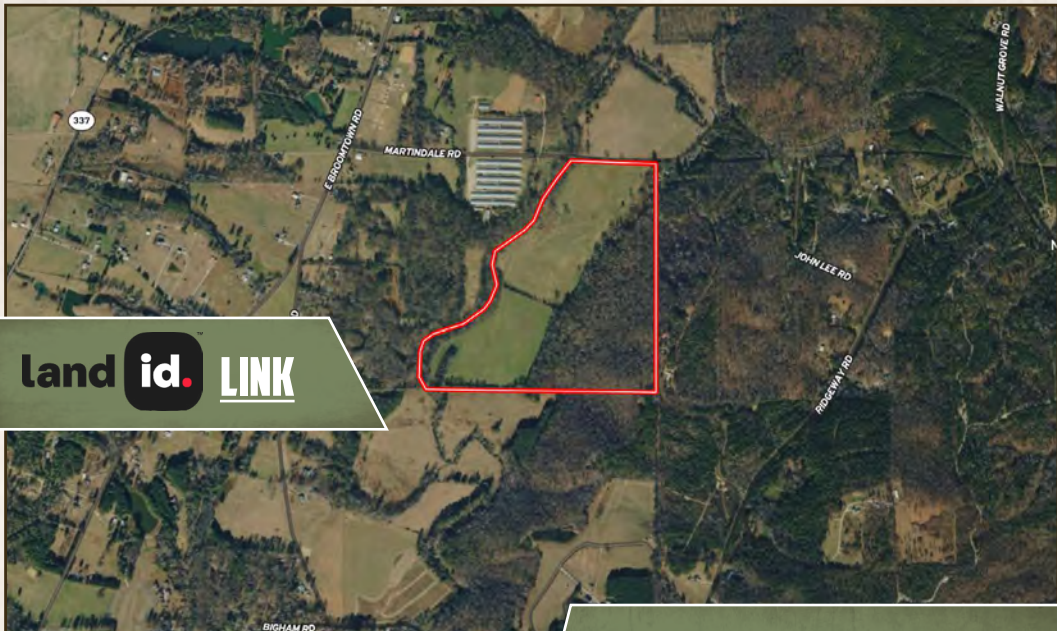
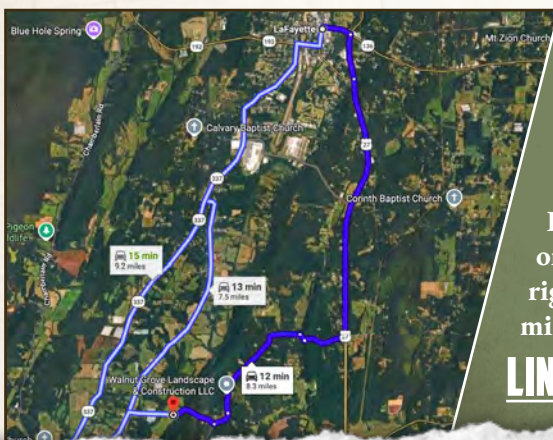
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land id. LINK


Directions From LaFayette, GA:
 Travel south on US-27 for 3.7 miles.
 Turn right onto West Rogers Road
 and continue for 0.6 miles. Turn right
 again onto Trion Highway and then
 immediately turn left onto Walnut Grove
 Road and proceed 1.8 miles. Continue
 onto Ridgeway Road for 0.3 miles. Turn
 right onto Martindale Road and travel 0.7
 miles to the property on the left.

LINK TO GOOGLE MAP DIRECTIONS

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