



**SMALLTOWN**  
HUNTING PROPERTIES  
& REAL ESTATE<sup>SM</sup>

**A HOME ON 7± ACRES**  
**2010 CAMPGROUND CHURCH ROAD**  
**CRENSHAW COUNTY, AL**  
**\$220,000**



OFFICE (334) 931-0090 | [WWW.SMALLTOWNPROPERTIES.COM](http://WWW.SMALLTOWNPROPERTIES.COM)

# THE CRENSHAW 7

## PROPERTY PROFILE

### LOCATION:

- 2010 Campground Church Road  
Luverne, AL 36036
- Crenshaw County
- 6± Miles NE of Luverne
- 14± Miles W of Troy
- 28± Miles E of Greenville

### COORDINATES:

- 31.7847481, -86.1898521

### PROPERTY INFORMATION:

- 7± Acres
- 1,119± SqFt Home
  - 2 Bedrooms/1 Bath
- Oversized Pole Barn
  - Enclosed Workshop
- Road Frontage

### PROPERTY USE:

- Deer & Turkey Hunting
- Recreational
- Residential

### TAX INFORMATION:

- Parcel: 13-03-06-0-000-005-0000
- \$573.80 for 2024



**SMALLTOWN**  
HUNTING PROPERTIES  
& REAL ESTATE<sup>SM</sup>

**RUSS WILKERSON**

LAND & POULTRY SPECIALIST

C: 334-268-9098

O: 334-931-0090

[russ@smalltownproperties.com](mailto:russ@smalltownproperties.com)

2121 5th Street, Ste 206 - Meridian, MS 39301

[smalltownproperties.com](http://smalltownproperties.com)

Information is believed to be accurate but not guaranteed.



# WELCOME TO THE CRENSHAW 7

**IDEALLY LOCATED IN THE HEART OF ALABAMA, JUST SIX MILES NORTHEAST OF LUVERNE AND 14 MILES WEST OF TROY, IS A 7± ACRE PEACEFUL PROPERTY OFFERING AMPLE SPACE FOR GROWTH AND EXPANSION.** The Crenshaw County tract offers a rural setting while still being conveniently close to nearby cities and towns. Situated just off Campground Church Road, you will find a charming home and a substantial pole barn providing a cozy living environment and versatile storage or workspace options.

With 700± feet of paved road frontage, the property is easily accessible and convenient to reach; it's also free from restrictions, offering you greater flexibility for development or use.



**SMALLTOWN**  
HUNTING PROPERTIES  
& REAL ESTATE<sup>SM</sup>

**RUSS WILKERSON**

LAND & POULTRY SPECIALIST

C: 334-268-9098

O: 334-931-0090

[russ@smalltownproperties.com](mailto:russ@smalltownproperties.com)

2121 5th Street, Ste 206 - Meridian, MS 39301

[smalltownproperties.com](http://smalltownproperties.com)

Information is believed to be accurate but not guaranteed.

# MORE ABOUT THE CRENSHAW 7

The charming home features 1,119± square feet of living space with two cozy bedrooms and one well-appointed bathroom. With its manageable size and inviting layout, it would make the perfect starter home for first-time buyers or those looking to downsize. Additionally, the property was recently updated with new electrical and plumbing systems. The oversized pole barn provides ample storage, and with its enclosed workshop, there is plenty of room for any projects or tasks you need to tackle. The spacious lot offers a generous landscape, providing ample space for future expansion.

Act fast! Schedule your private showing and make 2010 Campground Church Road your new address!

**Contact Russ Wilkerson today to learn more and experience #TheSmallTownWay!**



**SMALLTOWN**  
HUNTING PROPERTIES  
& REAL ESTATE<sup>SM</sup>

**RUSS WILKERSON**

LAND & POULTRY SPECIALIST

C: 334-268-9098

O: 334-931-0090

[russ@smalltownproperties.com](mailto:russ@smalltownproperties.com)

2121 5th Street, Ste 206 - Meridian, MS 39301

[smalltownproperties.com](http://smalltownproperties.com)

Information is believed to be accurate but not guaranteed.





**SMALLTOWN**  
HUNTING PROPERTIES  
& REAL ESTATE<sup>SM</sup>

**RUSS WILKERSON**

LAND & POULTRY SPECIALIST

C: 334-268-9098

O: 334-931-0090

[russ@smalltownproperties.com](mailto:russ@smalltownproperties.com)

2121 5th Street, Ste 206 - Meridian, MS 39301

[smalltownproperties.com](http://smalltownproperties.com)

Information is believed to be accurate but not guaranteed.

**A HOME ON 7± ACRES    2010 CAMPGROUND CHURCH ROAD    CRENSHAW COUNTY, ALABAMA**



**SMALLTOWN**  
HUNTING PROPERTIES  
& REAL ESTATE<sup>SM</sup>

**RUSS WILKERSON**

LAND & POULTRY SPECIALIST

C: 334-268-9098

O: 334-931-0090

[russ@smalltownproperties.com](mailto:russ@smalltownproperties.com)

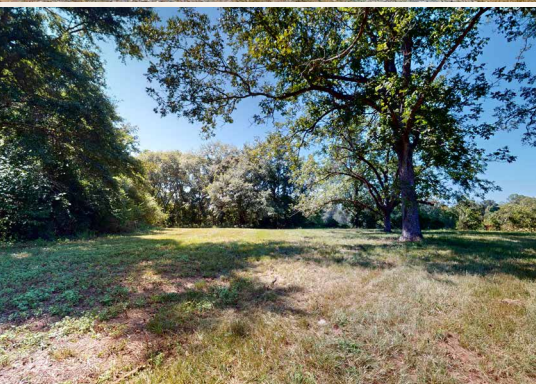
2121 5th Street, Ste 206 - Meridian, MS 39301

[smalltownproperties.com](http://smalltownproperties.com)

Information is believed to be accurate but not guaranteed.



**A HOME ON 7± ACRES    2010 CAMPGROUND CHURCH ROAD    CRENSHAW COUNTY, ALABAMA**



**SMALLTOWN**  
HUNTING PROPERTIES  
& REAL ESTATE<sup>SM</sup>

**RUSS WILKERSON**

LAND & POULTRY SPECIALIST

C: 334-268-9098

O: 334-931-0090

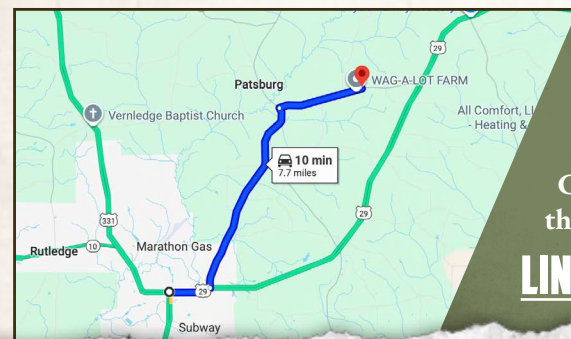
[russ@smalltownproperties.com](mailto:russ@smalltownproperties.com)

2121 5th Street, Ste 206 - Meridian, MS 39301

[smalltownproperties.com](http://smalltownproperties.com)

Information is believed to be accurate but not guaranteed.

land id. **LINK**



Directions from Luverne, AL: Travel 1 mile on E 3rd Street. Turn left onto Co Rd 59/Petrey Hwy and proceed 4.7 miles. Turn right on Campground Church Road and continue 2 miles to the property on the right.

**LINK TO GOOGLE MAP DIRECTIONS**



**SMALLTOWN**  
HUNTING PROPERTIES  
& REAL ESTATE<sup>SM</sup>

**RUSS WILKERSON**

LAND & POULTRY SPECIALIST

C: 334-268-9098

O: 334-931-0090

[russ@smalltownproperties.com](mailto:russ@smalltownproperties.com)

2121 5th Street, Ste 206 - Meridian, MS 39301

[smalltownproperties.com](http://smalltownproperties.com)

Information is believed to be accurate but not guaranteed.