



SMALLTOWN

**HUNTING PROPERTIES
& REAL ESTATESM**

71± ACRES
OHIO COUNTY, KY
\$224,900



OFFICE (270) 795-1080 | WWW.SMALLTOWNPROPERTIES.COM

LOCATION:

- Ashby Road
Centertown, KY 42328
- Ohio County
- 4± Miles N of Centertown
- 10.8± Miles W of Hartford
- 36.4± Miles S of Owensboro
- 56.8± Miles NW of Bowling Green
- 82.2± Miles SW of Elizabethtown

COORDINATES:

- 37.4586, -86.9967

TAX INFORMATION:

- Parcel: 93-EP6

PROPERTY USE:

- Deer and Turkey Hunting
- Recreational
- Weekend Getaway

PROPERTY INFORMATION:

- 71± Surveyed Acres
- Mature Timber
- Famous Rough River Bottoms
- Borders High-Yield Crop Ground
- Historic Area for Quality
Whitetail and Turkey
- Additional Acreage Available



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JAMIE ROGERS

PRINCIPAL BROKER | PRINCIPAL AUCTIONEER

C: 270-791-4142

O: 270-795-1080

jamie@smalltownproperties.com

2101 Flint Springs Rd. - Cromwell, KY 42333

smalltownproperties.com

Information is believed to be accurate but not guaranteed.

WELCOME TO THE OHIO 71

LOCATED IN AN AREA HISTORICALLY KNOWN FOR GREAT TROPHY WHITETAILS, THIS 71± ACRE SURVEYED TRACT IS WORTH CONSIDERING! Over the years, the Ohio County farm has produced multiple Boone & Crockett class bucks. The land is very diverse, with everything from mature timber to thick bedding cover that borders crop ground and corners up next to the Rough River bottoms. You will find many benches, pinch points, and funnels throughout to hunt in virtually any wind direction. With food, water, and cover, this place is amazingly consistent! Additional acreage is available.

If you've been looking for an affordable property with potential and hunts much bigger than its size, you definitely need to call Jamie Rogers for a private tour!



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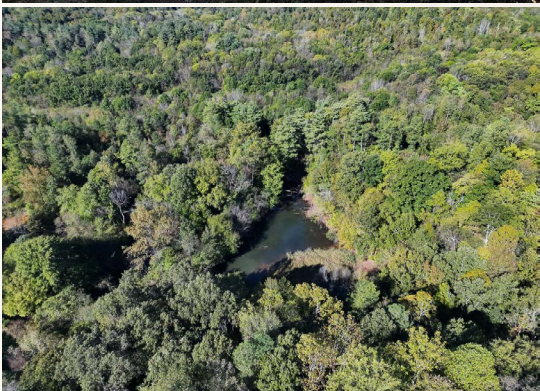
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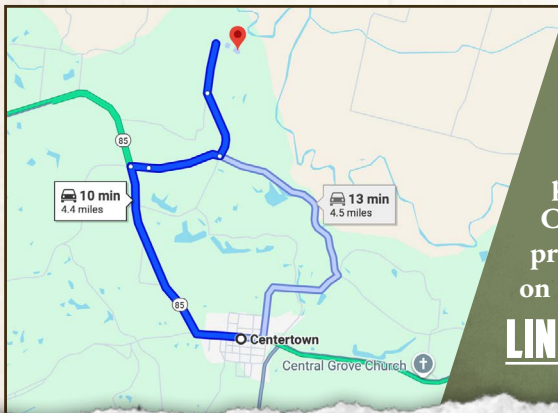
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OHIO COUNTY, KENTUCKY



land id. LINK



Directions From Centertown, KY:
Travel 2.3 miles on Hwy 85 W. Turn right on Peabody Haul Road and continue on Gordon Road. Turn left on Carter Ferry Road/CR-1311 and proceed 0.7 miles. Make a slight right on Carter Ferry Road and in 0.5 miles the property will be on at the end of the road on the right.

LINK TO GOOGLE MAP DIRECTIONS



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