

**HIGHWAY 412 NORTH TRACT 3**  
0 Indian Creek Rd Lot 3  
Hohenwald, TN 38462

**\$108,500**  
31± Acres  
Lewis County





## HIGHWAY 412 NORTH TRACT 3 Hohenwald, TN / Lewis County

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### **SUMMARY**

**Address**

0 Indian Creek Rd Lot 3

**City, State Zip**

Hohenwald, TN 38462

**County**

Lewis County

**Type**

Recreational Land, Hunting Land, Timberland

**Latitude / Longitude**

35.5835 / -87.4969

**Acreage**

31

**Price**

\$108,500

**Property Website**

<https://compasslandpartners.com/property/highway-412-north-tract-3-lewis-tennessee/99347/>



## **HIGHWAY 412 NORTH TRACT 3**

### **Hohenwald, TN / Lewis County**

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#### **PROPERTY DESCRIPTION**

Discover Highway 412 N Tract 3, a remarkable opportunity to own a stunning piece of land in Hohenwald, TN, nestled within Lewis County. This prime property features an expansive area of untouched land complemented by a serene pond, offering an ideal setting for those seeking tranquility and a connection with nature.

#### **Location**

Situated in the charming city of Hohenwald, in Lewis County, Tennessee, this property benefits from a desirable regional setting. The strategic location provides a tranquil escape with convenient access to local amenities and the broader offerings of the state.

#### **Land and Terrain**

This 31-acre tract presents a diverse landscape characterized by heavily wooded areas, offering a rich tapestry of natural beauty. The terrain is primarily composed of clay and other soil types, suggesting a robust foundation for various uses. The natural contours and features of the land offer a dynamic environment for both recreation and potential development.

#### **Improvements and Infrastructure**

Whether you envision developing a personal retreat or maintaining this parcel as a recreational haven, the possibilities are endless. Embrace the charm of rural living while indulging in the exhilarating outdoor experiences that this property has to offer.

#### **Water and Utilities**

The new owner will have flexibility to explore and install their preferred water solutions and connect with available utility providers, ensuring modern comforts are integrated as desired.

#### **Wildlife and Vegetation**

The property boasts an abundance of wildlife, including dove, small game, turkey, and whitetail deer, making it ideal hunting grounds. The land is heavily wooded, which contributes to its aesthetic appeal and ecological value. In addition, the timber provides excellent habitat for local fauna and a serene backdrop for outdoor activities.

#### **Current and Potential Use**

Currently utilized for hunting and recreational activities, this land is a haven for wildlife enthusiasts and outdoor adventurers alike. Experience the thrill of hunting dove, turkey, small game, and whitetail deer on your own private sanctuary. The diverse ecosystem surrounding the pond not only enhances the natural beauty of the property but also creates an inviting atmosphere for relaxation and exploration.

#### **Access and Easements**

Access to this property is well-defined via a gravel road, ensuring ease of entry.

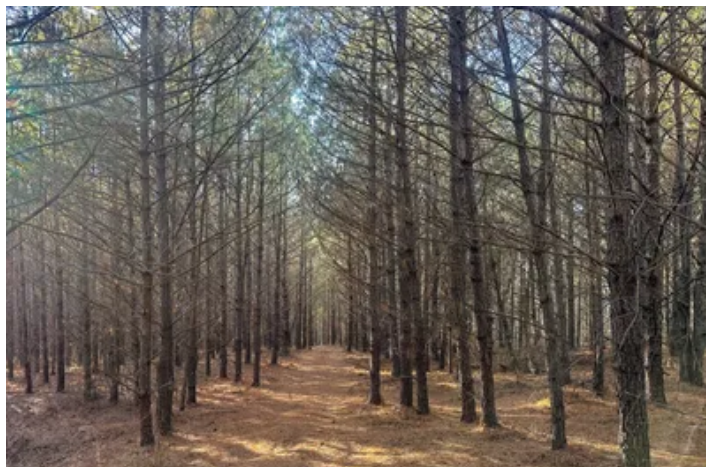
Contact us today to learn more or to schedule a visit and experience the unparalleled potential of Highway 412 N Tract 3.



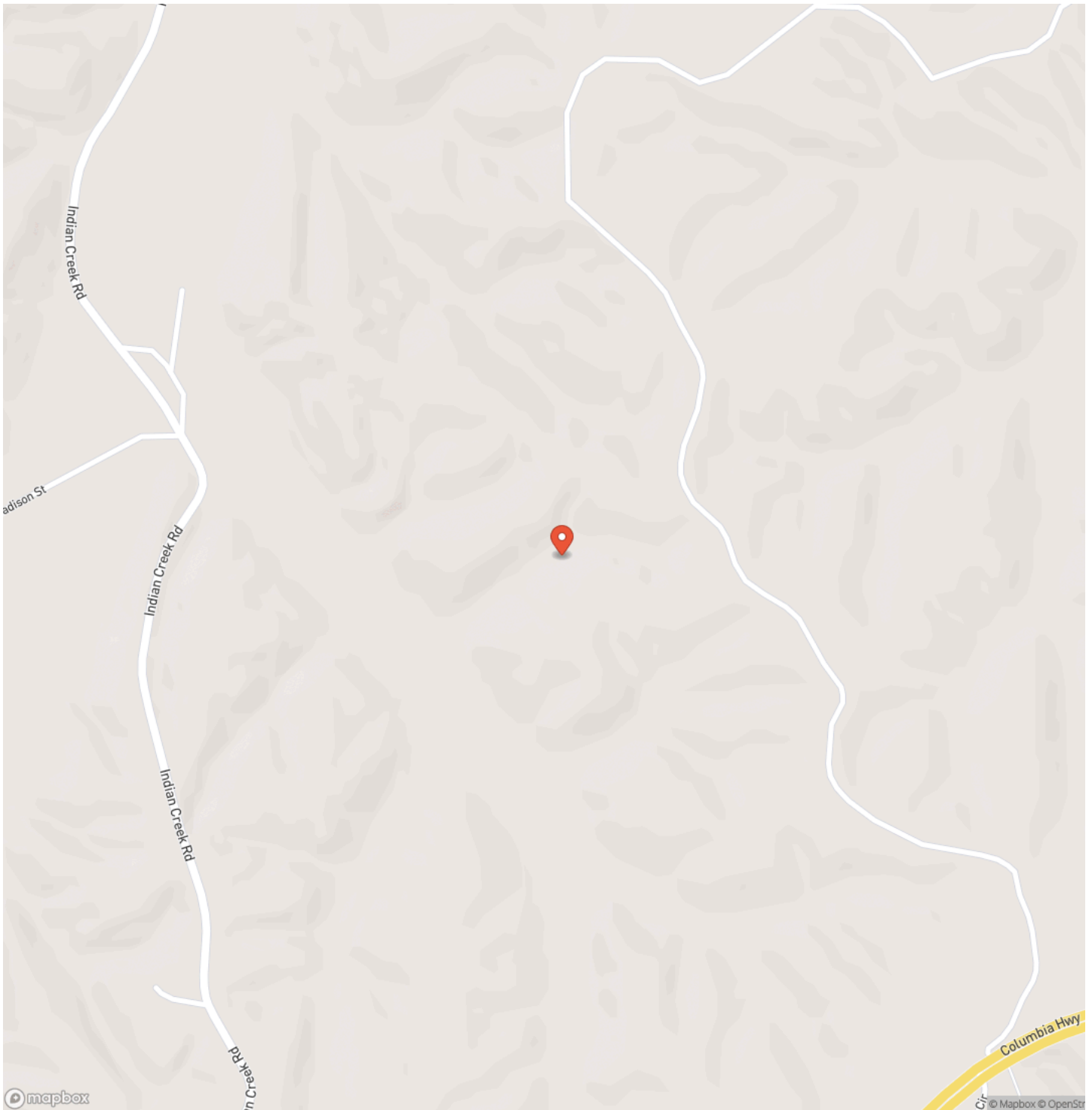


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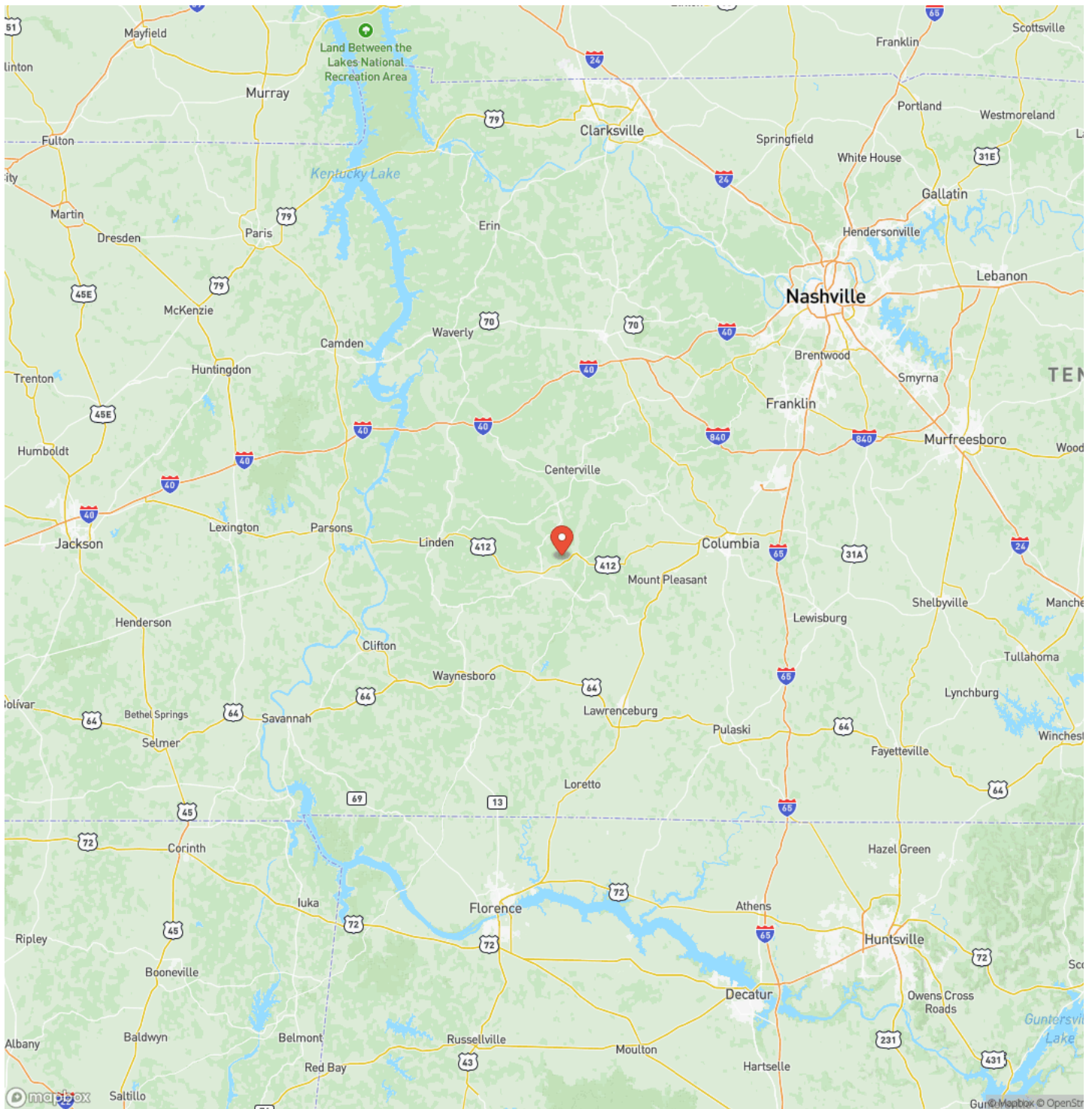


## Locator Map





## Locator Map





## Satellite Map



# HIGHWAY 412 NORTH TRACT 3

## Hohenwald, TN / Lewis County

## LISTING REPRESENTATIVE

**For more information contact:**



### Representative

Michael Davis

## Mobile

(629) 222-1452

## Office

(800) 731-2278

## Email

Michael.Davis@compasssouth.com

**Address**

## City / State / Zip

## NOTES

[illegible]



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## **DISCLAIMERS**

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