

**285+ - ACRES GATED HARDWOOD, PINE&WILDLIFE
RETREAT**
450 HOWELL RD
Hornsby, TN 38044

\$926,250
285± Acres
Hardeman County



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Hornsby, TN / Hardeman County

SUMMARY

Address

450 HOWELL RD

City, State Zip

Hornsby, TN 38044

County

Hardeman County

Type

Hunting Land, Farms, Ranches, Recreational Land, Timberland

Latitude / Longitude

35.2613 / -88.787083

Acreage

285

Price

\$926,250

Property Website

<https://www.mossyoakproperties.com/property/285-acres-gated-hardwood-pine-wildlife-retreat-hardeman-tennessee/108436/>



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Hornsby, TN / Hardeman County

PROPERTY DESCRIPTION

Escape to a private sanctuary encompassing over 285 acres, a truly remarkable hardwood, pine, and wildlife retreat nestled in the NE EDGE of Hardeman County, Tennessee. This expansive property offers a rare blend of natural beauty, recreational opportunities, and productive timberland, making it an ideal canvas for your vision, whether it's a secluded estate, a thriving homestead venture, or an unparalleled hunting paradise.

Location

Situated in Hornsby, Tennessee, this property enjoys the tranquility of rural living while remaining accessible. Hardeman County offers a charming community atmosphere, providing a perfect balance of peaceful seclusion and convenient connection to local amenities and regional attractions.

Land and terrain

The vast acreage boasts a diverse landscape, characterized by a harmonious mix of mature hardwoods and stately pine timber. The terrain invites exploration, offering varied elevations and natural contours that contribute to its scenic beauty and ecological richness. Buyers will appreciate the freedom to shape and utilize this dynamic land to suit their specific aspirations.

Improvements and infrastructure

The property is secured by a gate, ensuring privacy and controlled access. While the land currently presents a blank slate for future development, it offers an exceptional foundation for any desired improvements. Imagine crafting custom structures, developing internal road networks, or enhancing existing features to create a bespoke retreat tailored to your preferences.

Wildlife and vegetation

This retreat is a haven for diverse wildlife, including abundant small game, turkey, and whitetail deer, promising exceptional hunting and wildlife viewing experiences. The property's rich vegetation, comprising both hardwoods and pine, creates a robust ecosystem that supports this thriving fauna and offers a serene natural environment.

Current and potential use

Currently utilized as a plain ole farm, hunting, recreation, timber production, and as a tree investment, the property demonstrates its inherent versatility. Its potential uses are even broader, encompassing development, grazing, investment, mixed-use projects, and a wide array of recreational pursuits. This land is a strategic investment, offering both immediate enjoyment and long-term growth potential.

Access and easements

Access to the property is facilitated by a well-maintained asphalt county road, ensuring ease of entry and exit. The significant road frontage provides multiple access points. **The owner will listen, should a Buyer wish to take a lesser size than the 285 acres.** To look at this tract, call Brad Hawkins [731 610 2473](tel:7316102473) with Mossy Oak Properties

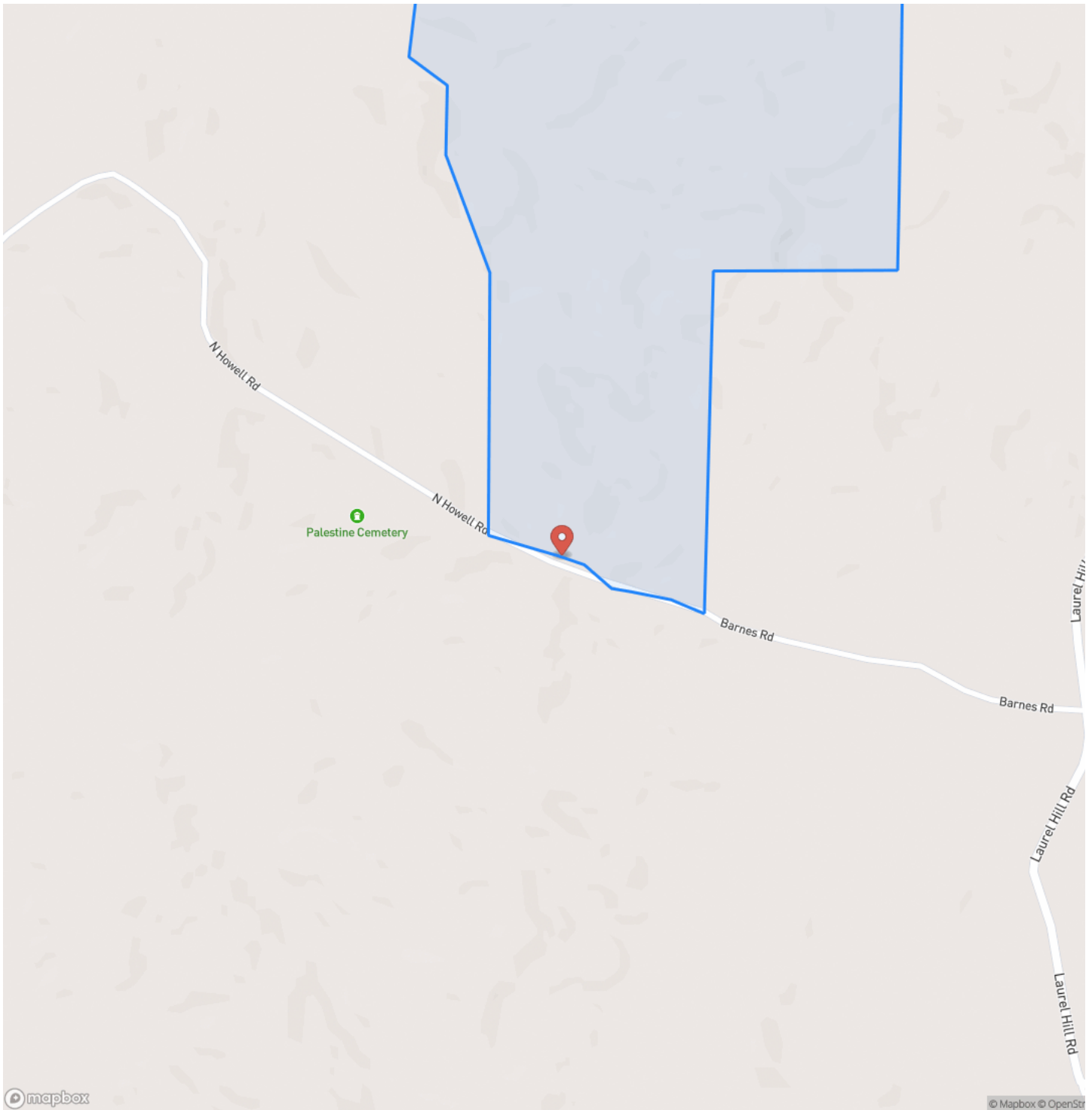
Contact us today to learn more or to schedule a visit.



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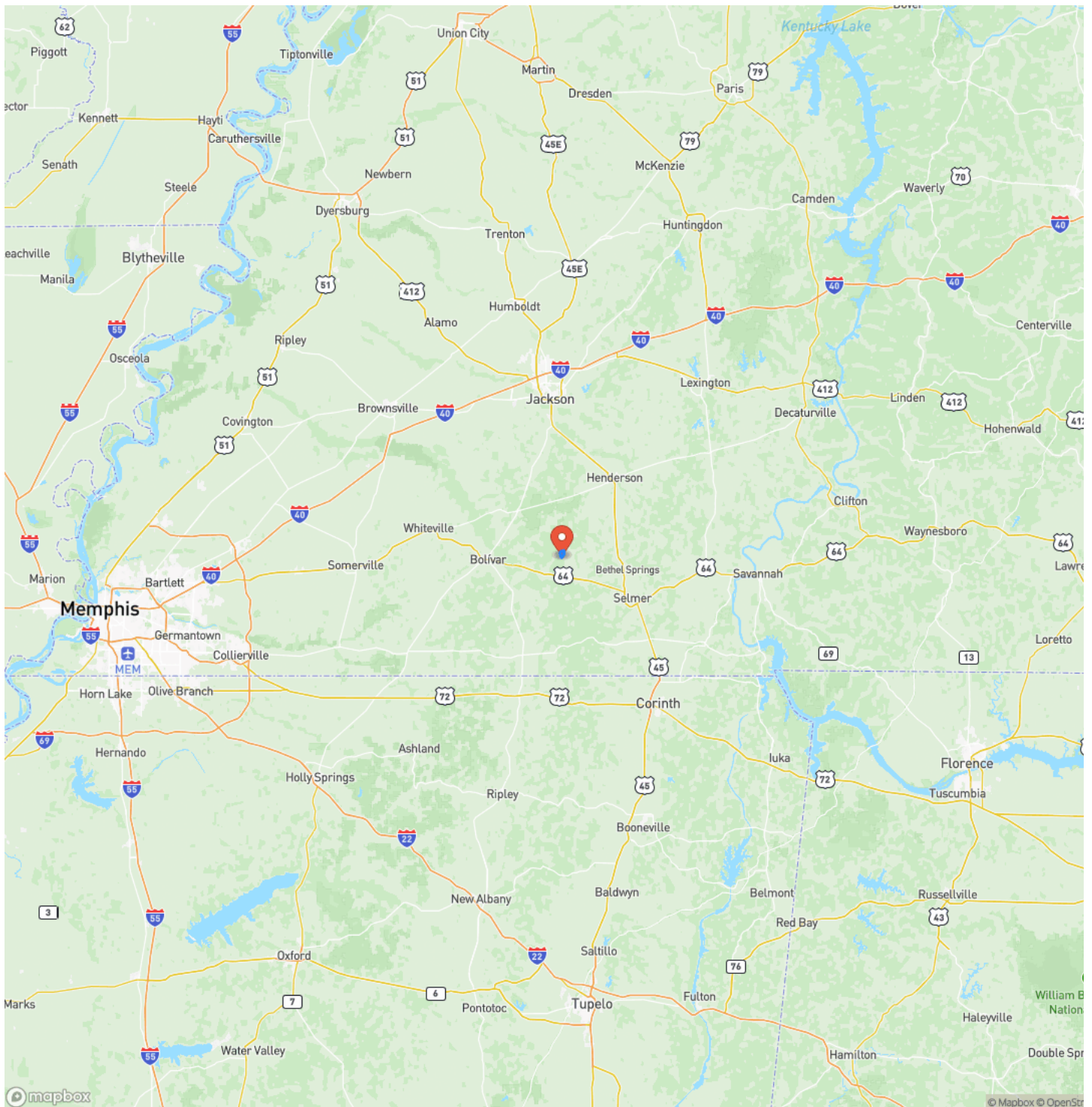


Locator Map

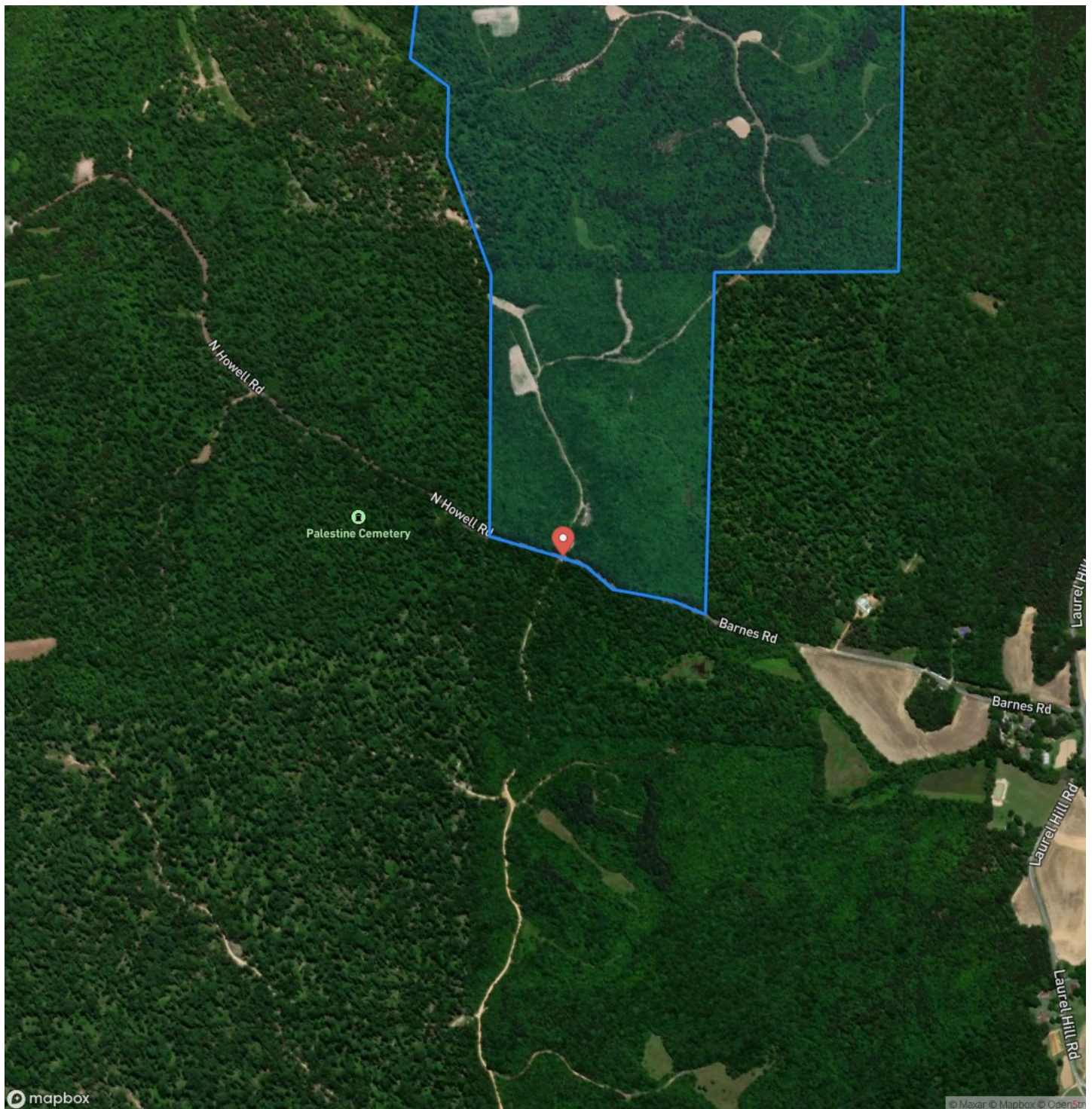


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Locator Map



Satellite Map



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LISTING REPRESENTATIVE
For more information contact:

Representative
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Email
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Address
569 Mulberry Ave.
City / State / Zip



NOTES

Notes section with multiple horizontal lines for text entry.



This image shows a blank sheet of white paper with horizontal ruling lines. The lines are evenly spaced and run across the width of the page. There are no margins, text, or other markings on the paper.



<https://mossyoakproperties.com/>

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.

Mossy Oak Properties Dixie Land & Wildlife

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