

**Beautiful Brick Home on 5 Acres**  
8035 HIGHWAY 86  
Carrollton, AL 35447

**\$425,000**  
5± Acres  
Pickens County



**Beautiful Brick Home on 5 Acres  
Carrollton, AL / Pickens County**

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**SUMMARY**

**Address**

8035 HIGHWAY 86

**City, State Zip**

Carrollton, AL 35447

**County**

Pickens County

**Type**

Residential Property, Single Family, Recreational Land, Ranches

**Latitude / Longitude**

33.247521 / -88.183879

**Dwelling Square Feet**

2,674

**Bedrooms / Bathrooms**

4 / 2

**Acreage**

5

**Price**

\$425,000



## Beautiful Brick Home on 5 Acres Carrollton, AL / Pickens County

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### **PROPERTY DESCRIPTION**

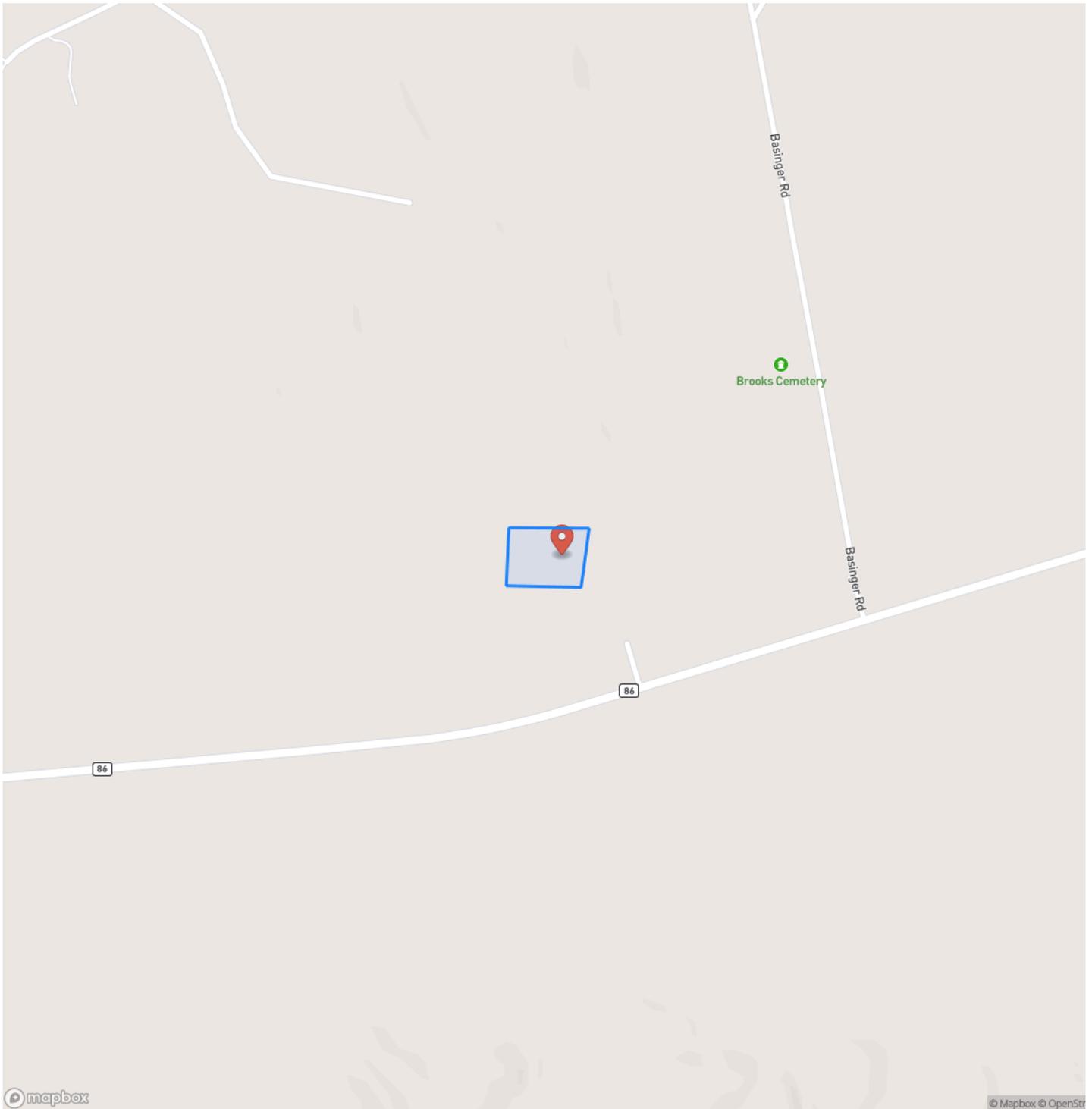
This hard to find home offers the perfect opportunity for peaceful, country living. The house sits on 5 beautiful acres and is ready for a new family to make it their forever home. This open concept +/- 2674 sq. ft. house has 4 bedrooms, 2 1/2 baths, a bonus room above the garage and beautiful hardwood floors throughout. A newly installed roof comes with a lifetime warranty. It is also handicap accessible. In addition, there is a 50 x 30 shop that is perfect for your boat, tractors, atv's and more. This house is in the coveted Gordo school district, and is convenient to both Columbus, Mississippi and Tuscaloosa, Al. For the outdoor enthusiasts and boaters, Aliceville Lake on the Tombigbee River is just down the road.

For more information or to schedule a showing, contact Reed Marine at [205-399-6204](tel:205-399-6204) or at [rmarine@mossyoakproperties.com](mailto:rmarine@mossyoakproperties.com).

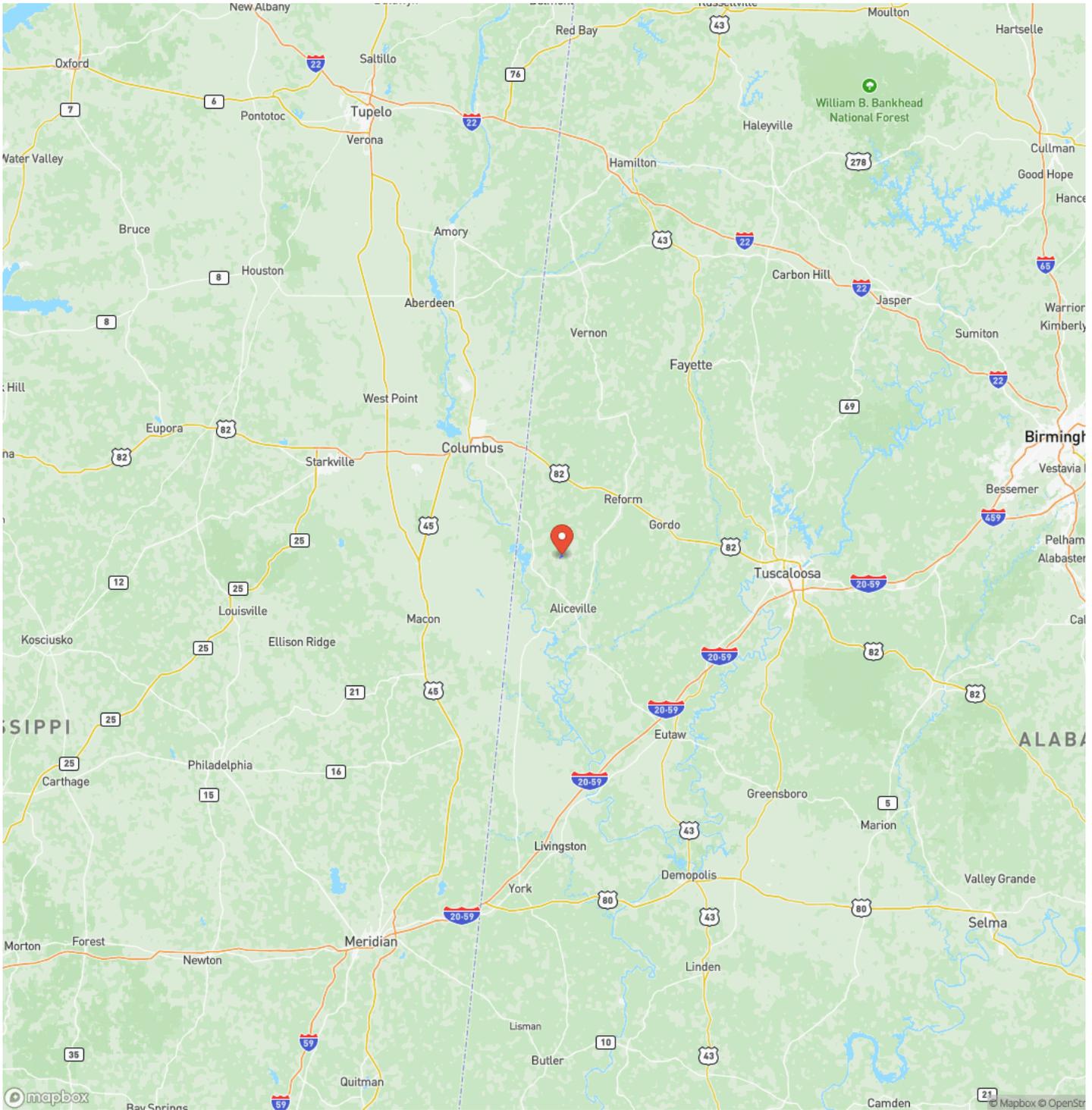
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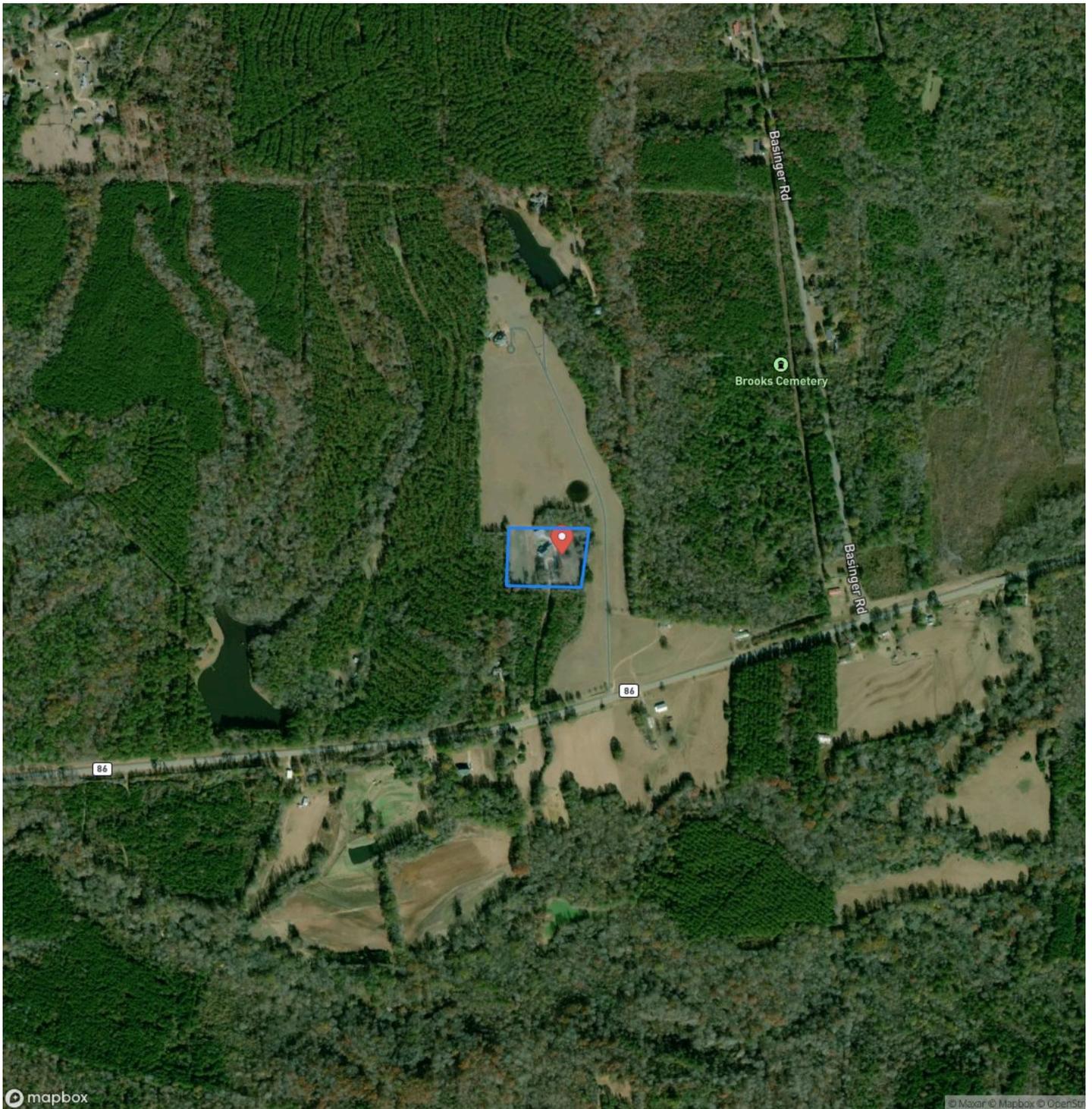
## Locator Map



# Locator Map



## Satellite Map







## **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.

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