

# 20.84+/- acres in Tallapoosa County, Alabama

Nestled in the picturesque landscapes of Alexander City, Alabama, this pristine parcel of vacant land offers an exceptional opportunity to craft your own slice of Southern paradise. Welcome to 20.84 surveyed acres of nature's finest, situated along Coley Creek Road, and boasting a host of remarkable features.

## Key Features:

- 1. Scenic Beauty:** As you step onto this property, you'll be captivated by the enchanting natural beauty that surrounds you. The land features rolling terrain and mature timber, creating a serene and peaceful atmosphere. Every season brings its own unique charm, from the vibrant foliage of autumn to the lush greenery of spring.
- 2. Flowing Stream:** Nature enthusiasts and water lovers will delight in the presence of a flowing stream that meanders through the property. This gentle watercourse adds not only to the aesthetic appeal but also provides opportunities for relaxation and recreation.
- 3. Road Frontage:** Accessibility is key, and this property offers convenience with road frontage along Coley Creek Road. Your journey to and from this tranquil haven will be smooth and effortless.
- 4. Multiple Homesites:** Whether you dream of building your forever home, a weekend retreat, or a hunting cabin, this expansive land provides multiple homesite options, each offering its own unique views and settings.
- 5. Proximity to Lake Martin:** For those who love water activities and lakeside living, Lake Martin is just minutes away. Enjoy boating, fishing, and water sports, making every day a vacation day.
- 6. Ideal Location:** Situated conveniently between Auburn, Alabama, and Birmingham, Alabama, via Highway 280, you'll have easy access to shopping, dining, and cultural amenities. Yet, you'll still relish the tranquility and seclusion this property affords.
- 7. Hunting Opportunities:** This property also offers fantastic hunting opportunities. Deer, wild turkey, and



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small game are abundant in the area, making it a perfect destination for outdoor enthusiasts and hunters.

**8. Investment Potential:** With its size and amenities, this property has excellent investment potential. Whether you want to develop it for personal use or consider it as an income-generating asset, the possibilities are endless.

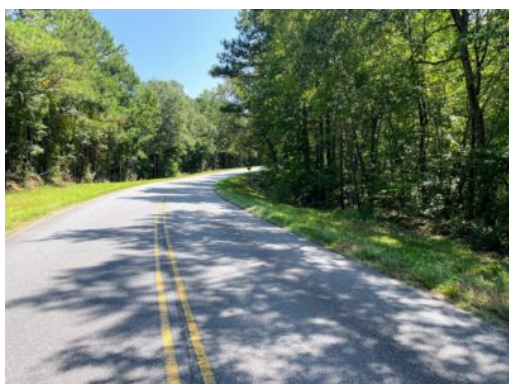
**In Summary:** This 20.84-acre parcel on Coley Creek Road near Alexander City, AL, is a nature lover's dream, offering a flowing stream, road frontage, mature timber, multiple homesites, and proximity to Lake Martin. It's a prime location for those who seek a balance between rural serenity and urban convenience, with the added bonus of hunting and recreational opportunities. Don't miss your chance to own this piece of Alabama's natural beauty and make it your very own haven. Contact us today for more information and to schedule a viewing.

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