



**\$247,400** \$2,291/acre **For Sale**

**0 Hill Top Road  
Cumberland Furnace, TN 37051**

108.000 Acres, 0 SqFt

|                     |                  |
|---------------------|------------------|
| <b>MIs Number:</b>  | 1907318          |
| <b>Status:</b>      | Active - Showing |
| <b>Area:</b>        | 15 - Dickson     |
| <b>Development:</b> | N/A              |
| <b>Zoning:</b>      | Forest Ag        |
| <b>Class:</b>       | Unimproved Tract |
| <b>Tax ID:</b>      | 029 099.00       |

**Remarks:** 108 Acre tract ~ Here is your chance for that hunting area you have always wanted ~ Close to Clarksville and Dickson ~ 4,000 Ft. of road frontage ~ Would clean up and make a great farm or possible development for house tracts

**Directions:** From Clarksville take Highway 48 South to Cumberland Furnace. Turn left onto Hill Top Road. Property is on the right. Look for sign.

**General Information**

**Acres:** 108.00 / Tax Record

**Buildings:** No Buildings

**Deed Book and Page:** 1004 / 614

**Has House:** No

**Listing Type:** Exc. Right to Sell

**Road Frontage:** 4000 / County

**Road Surface:** Gravel

**Sale Includes:** Land Only

**Terrain:** Rolling

**Timber Acres:** 108

**Utilities**

No Cooling

No Heat

**Schools**

|                      |                         |
|----------------------|-------------------------|
| <b>Elementary 1:</b> | Charlotte Elementary    |
| <b>Middle/JR:</b>    | Charlotte Middle School |
| <b>High:</b>         | Creek Wood High School  |

**Miscellaneous**

|                             |                    |
|-----------------------------|--------------------|
| <b>Taxes and Financing:</b> | \$370 Annual Taxes |
|-----------------------------|--------------------|

**Contract Information**

|                             |           |
|-----------------------------|-----------|
| <b>Original List Price:</b> | \$247,400 |
|-----------------------------|-----------|