

The Colliers logo is a dark blue rounded rectangle with the word "Colliers" in white serif font. Below the text are three horizontal stripes: yellow, red, and blue.

Colliers

Land for Sale

±928.6 Acres
Dallas County, Alabama

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Colliers | Alabama

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Colliers | Alabama is pleased to be the exclusive broker offering ±928.6 acres in Dallas & Perry Counties, Alabama.

The list price is \$4,050,000 or approximately \$4,361 per acre.

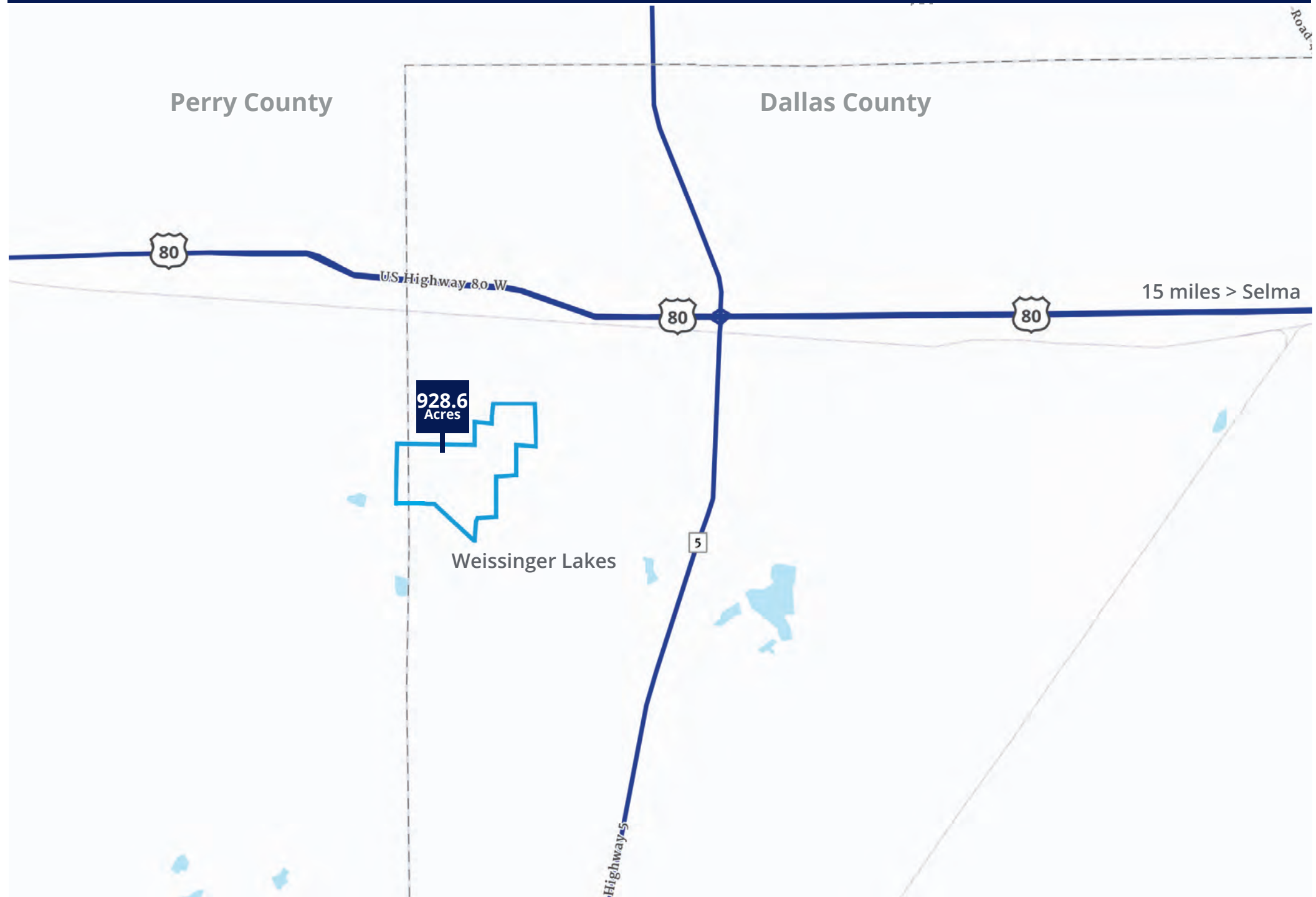
Opportunity

Welcome to a spectacular row crop and cattle farm with a tremendous recreational upside. The property is located in western Dallas County along the Dallas/Perry County line. There is a newly constructed 60'x120' equipment barn with a 24' overhang located on the property that has power and water in-place. The tract features gently rolling topography that has been utilized for row crop and hay production. There are 9 individual ponds that are used for commercial catfish operation as well as a bass lake on the rear of the tract. The duck pond located in the center of the property is renowned in the area for spectacular duck hunting with the mixture of open water and flooded timber and frequently holds large numbers of a variety of ducks throughout the season. This farm has historically produced some very large whitetail deer and has abundant dove and turkey populations. The property is well-suited for a variety of uses for an owner/user as well as an investor seeking a return on investment from leasing the farming and water rights.



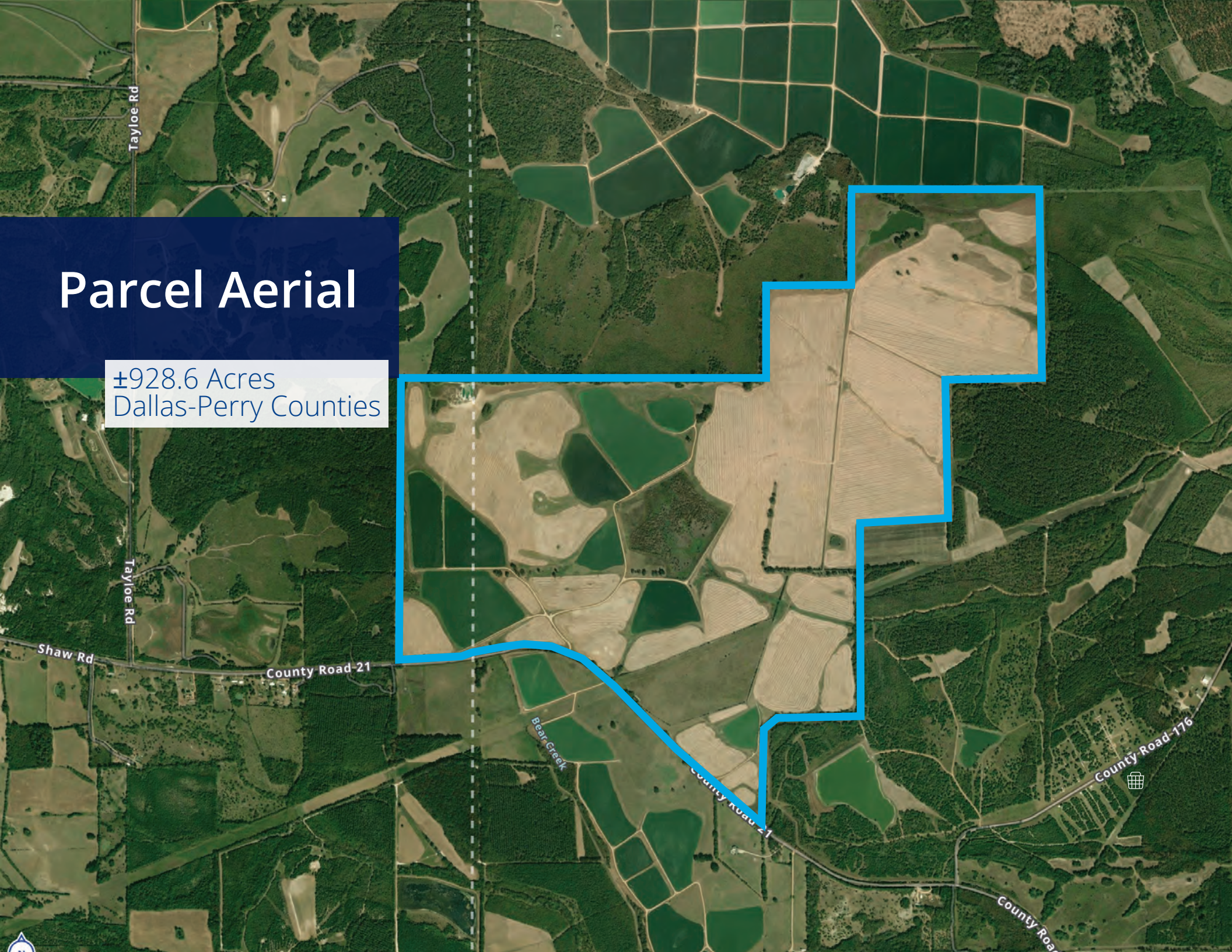


Location Map | Dallas-Perry Counties



Parcel Aerial

±928.6 Acres
Dallas-Perry Counties











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