

Dupree Tract

0 Antioch / Garrett Rd. , Ashford, Alabama 36312

Hoke Smith IV, ALC
334-322-2683
hoke@saundersrealestate.com

Dusty Calderon
407-908-9525
dusty@saundersrealestate.com

PROPERTY OVERVIEW



Sale Price

\$1,144,000

Offering Summary

Acreage:	208 Acres
Price / Acre:	\$5,500
State:	Alabama
City:	Ashford
County:	Houston
Property Type:	Land Investment

Property Overview

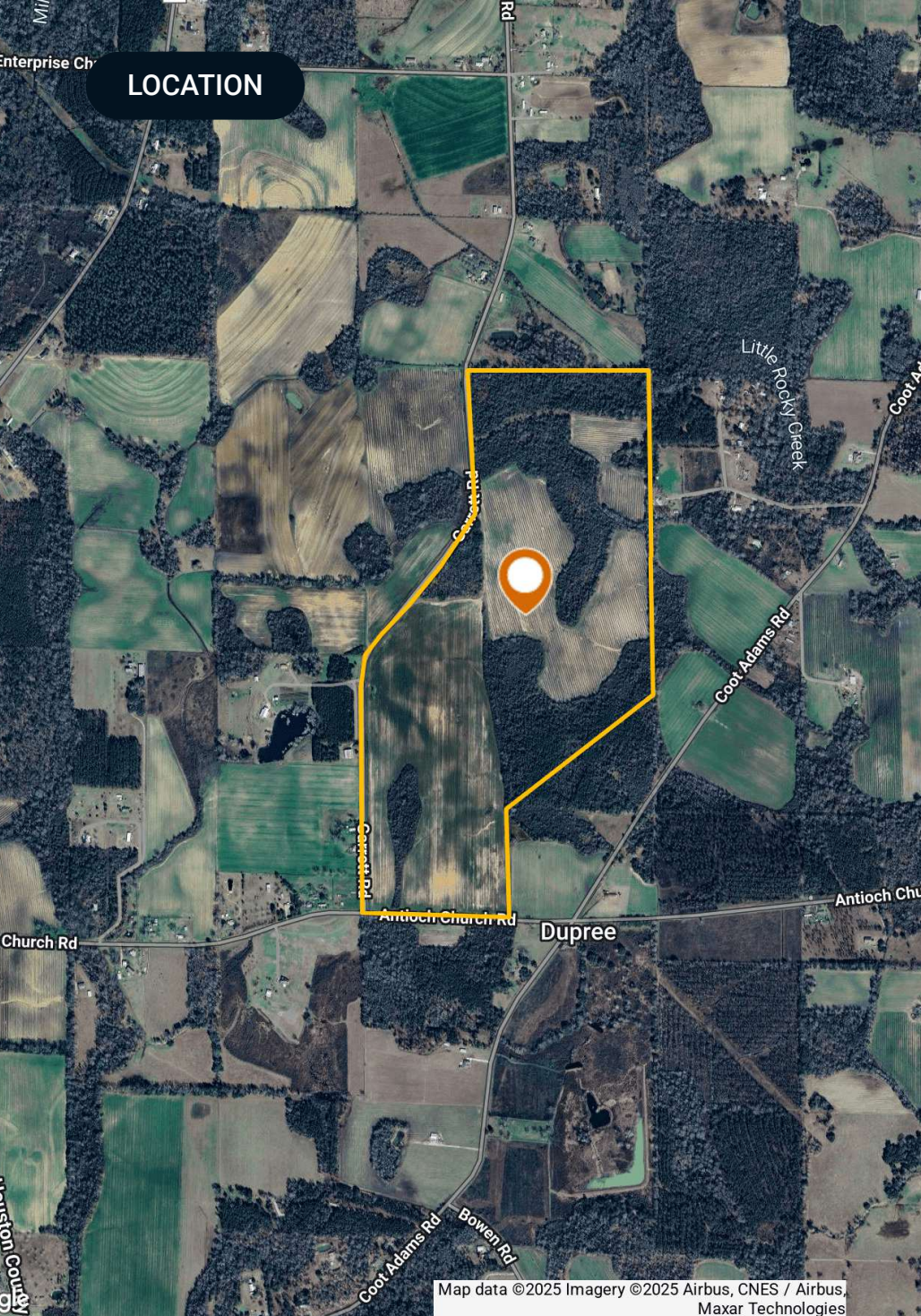
Situated in the desirable Ashford area, this exceptional property offers a prime investment opportunity for discerning investors. Boasting a strategic location near the intersection of Antioch and Garrett Rd, the property spans a significant acreage, featuring approximately 120 acres+/- of productive row crop and 88 acres+/- of wooded land. With ample road frontage along Garrett Road and Antioch Road the property ensures excellent accessibility and visibility for potential development or land utilization. Its gently sloping elevation, ranging from 200-230 feet, further enhances its appeal for a variety of land uses. Embrace the potential and versatility of this captivating property in the thriving Ashford area.

SPECIFICATIONS & FEATURES



Specifications & Features

Uplands / Wetlands:	Uplands - 191 ac +/- Wetlands - 17 ac +/-
Soil Types:	Loamy Sands
Taxes & Tax Year:	\$508.26 in 2024
Zoning / FLU:	AG
Road Frontage:	1.5 miles +/-
Current Use:	AG / Recreation
Potential Recreational / Alt Uses:	Hunting
Land Cover:	120 acres +/- in Agriculture 88 acres +/- in Timberland



Location & Driving Directions

Parcel: 15-05-21-0-000-001-000; 15-05-16-0-000-013-000;

GPS: 31.1369868, -85.2354236

Driving Directions:

- From Hwy 84 in Ashford, AL take County Road 55 south 0.8 miles then turn left onto Garrett Rd
- Go 1.7 miles south and property begins on both sides of Garrett Rd
- The property is 7 minutes from Ashford, AL
- 18 minutes to downtown Dothan, AL

Showing Instructions: -

Map data ©2025 Imagery ©2025 Airbus, CNES / Airbus, Maxar Technologies

ADDITIONAL PHOTOS





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