



For Sale on Market

**\$924,985**

Call Today!

## 0 COUNTY LINE ROAD, LIVINGSTON, TX 77351

This heavily forested property has many appealing aspects typical of land in the Big Thicket area. In between sandy ridges consisting of well-stocked planted pine are hammocks with native timber, clear springs and creeks including Little Hickory Creek and Woods Creek. The planted pine established in 2009 makes up about half of the acreage and is ready for a first thinning or could continue to grow a few more years. The native timber is a mixture of hardwoods and pine including chestnut oaks, cypress, sweetbay, and magnolias. Usable as a timber farm, hunting, recreation, cabin location, and investment. County road frontage with electricity along the road. Exactly ten miles to the Naskila Casino. Several Big Thicket National Preserve units in the area. Peaceful, rural location easily found and accessed. Portions of the property are in the floodplain. Areas with planted pine do not flood. Contact us about this unique East Texas property!

### GENERAL DESCRIPTION

**Subdivision:** NA

**Property Type:** Land / Unimproved Land

**Lotsize:** 7,840,800

**MLS# / Area:** NTREIS-20648082



Get in touch  
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Visit <https://www.har.com/NTREIS-20648082> for more information