

48 Acres | T-6 | Highway 10 | Louisiana | 304300
Highway 10
Pitkin, LA 70656

\$160,800
48± Acres
Vernon County



MORE INFO ONLINE:
<https://homelandprop.com/>

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Pitkin, LA / Vernon County

SUMMARY

Address

Highway 10

City, State Zip

Pitkin, LA 70656

County

Vernon County

Type

Recreational Land, Undeveloped Land

Latitude / Longitude

30.883836 / -92.809865

Taxes (Annually)

\$1,617

Acreage

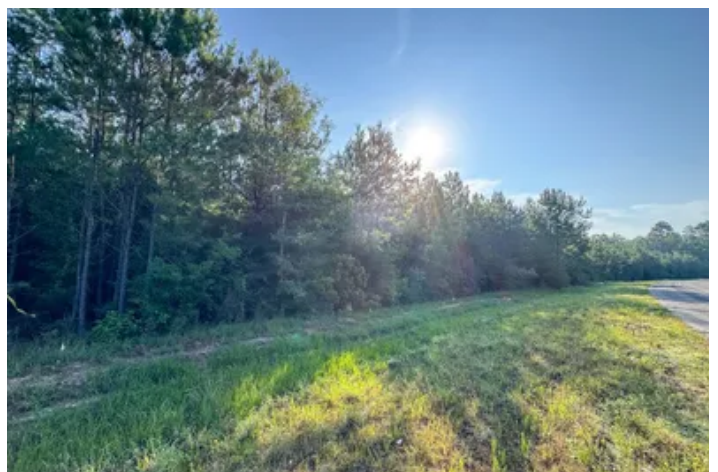
48

Price

\$160,800

Property Website

<https://homelandprop.com/property/48-acres-t-6-highway-10-louisiana-304300/vernon/louisiana/105335/>



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PROPERTY DESCRIPTION

Ranging from 22 to 72 +/- acres, this first time open market offering with Highway 10 frontage is in Allen Parish, Louisiana. The property is heavily wooded in pine timber with hardwoods scattered intermittently. Excellent opportunity for recreational or residential use with great access. Electricity available by extension.

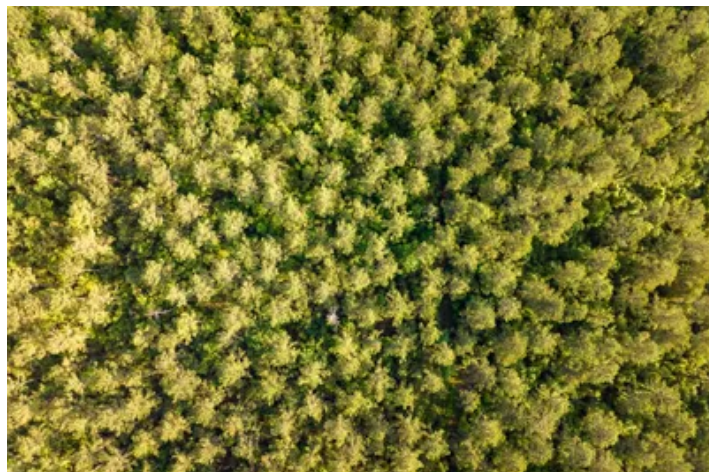
Utilities available: Electric available by extension

Utility Provider: Beauregard Electric Cooperative



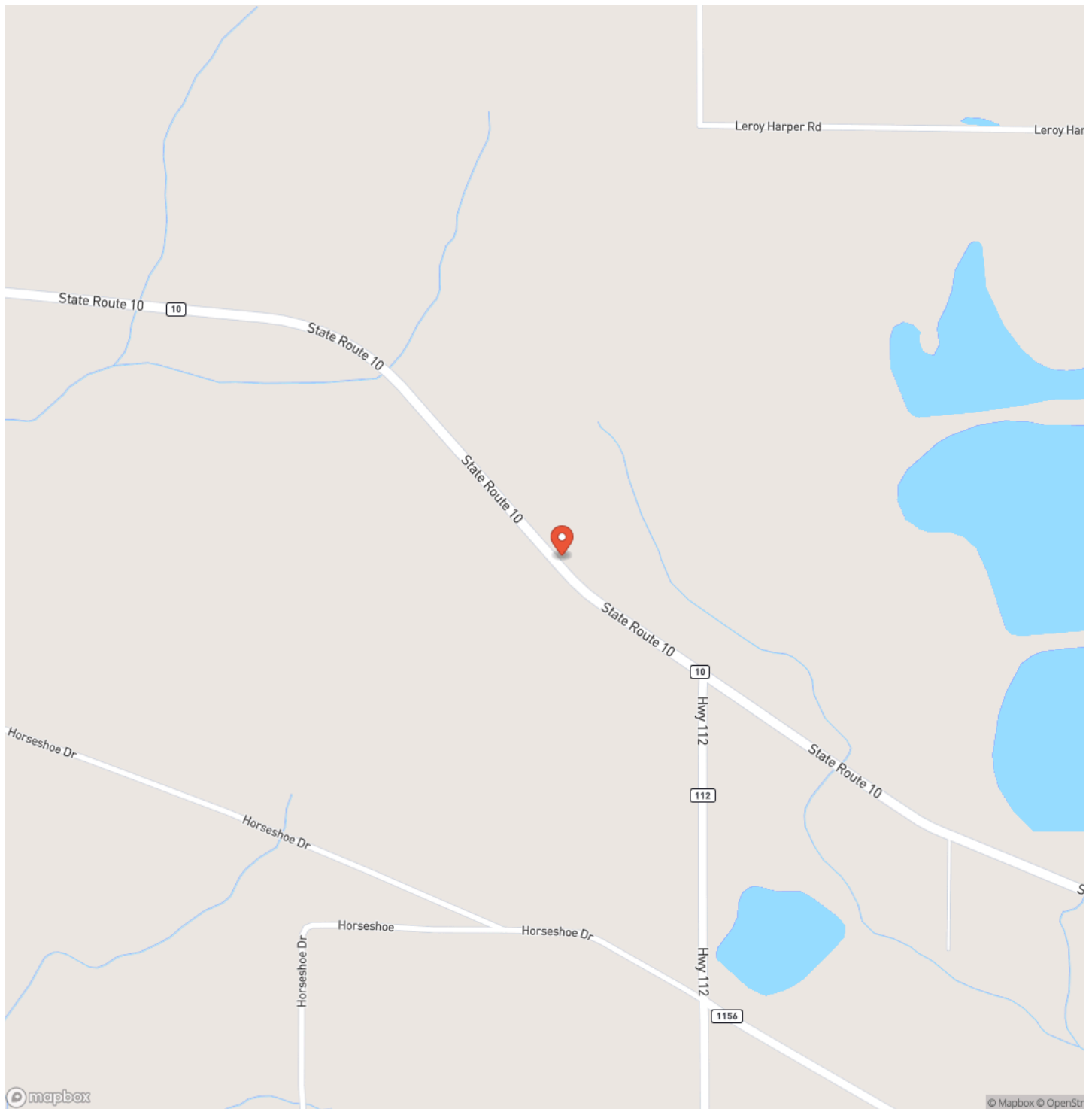
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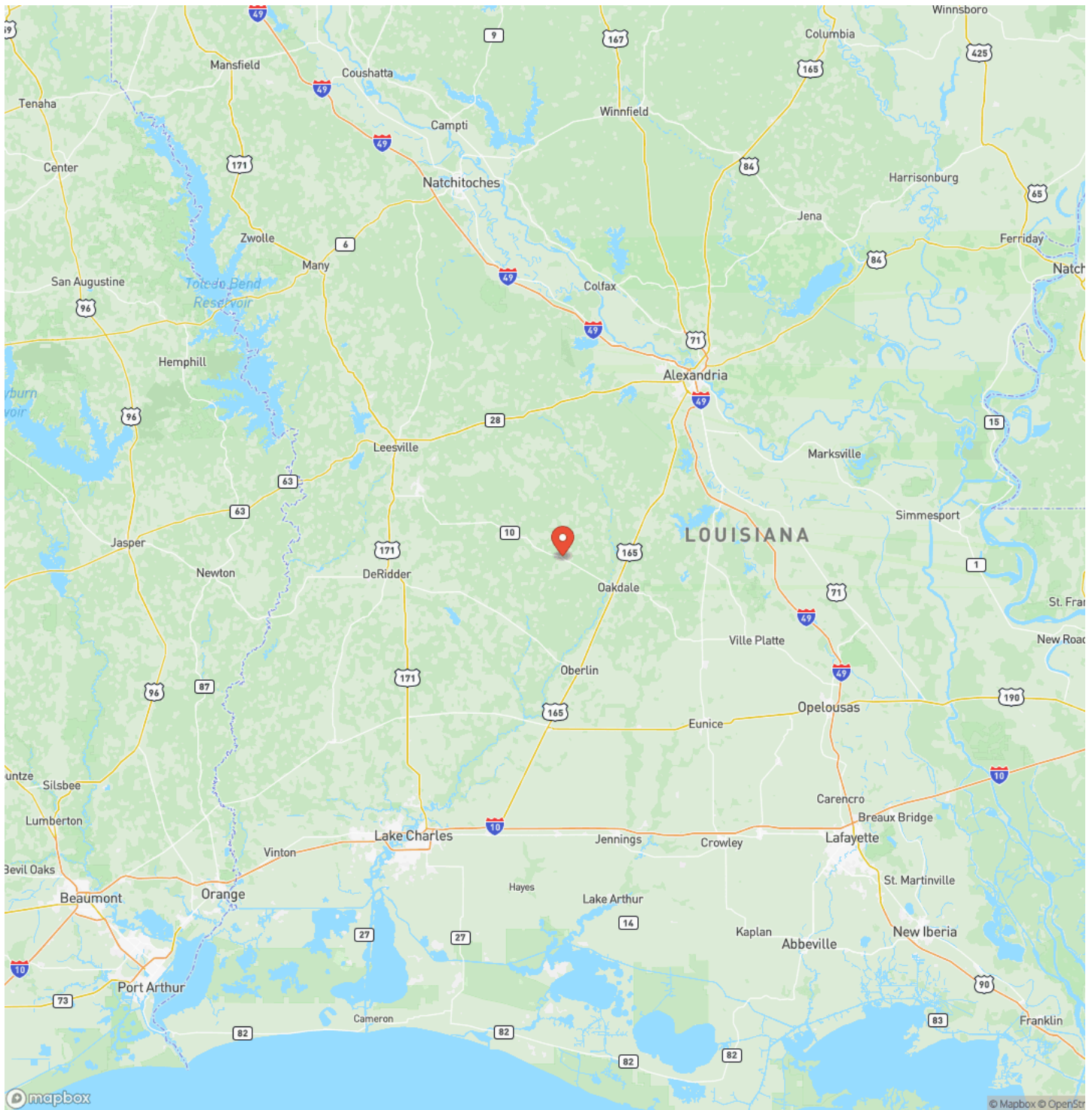
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Locator Map

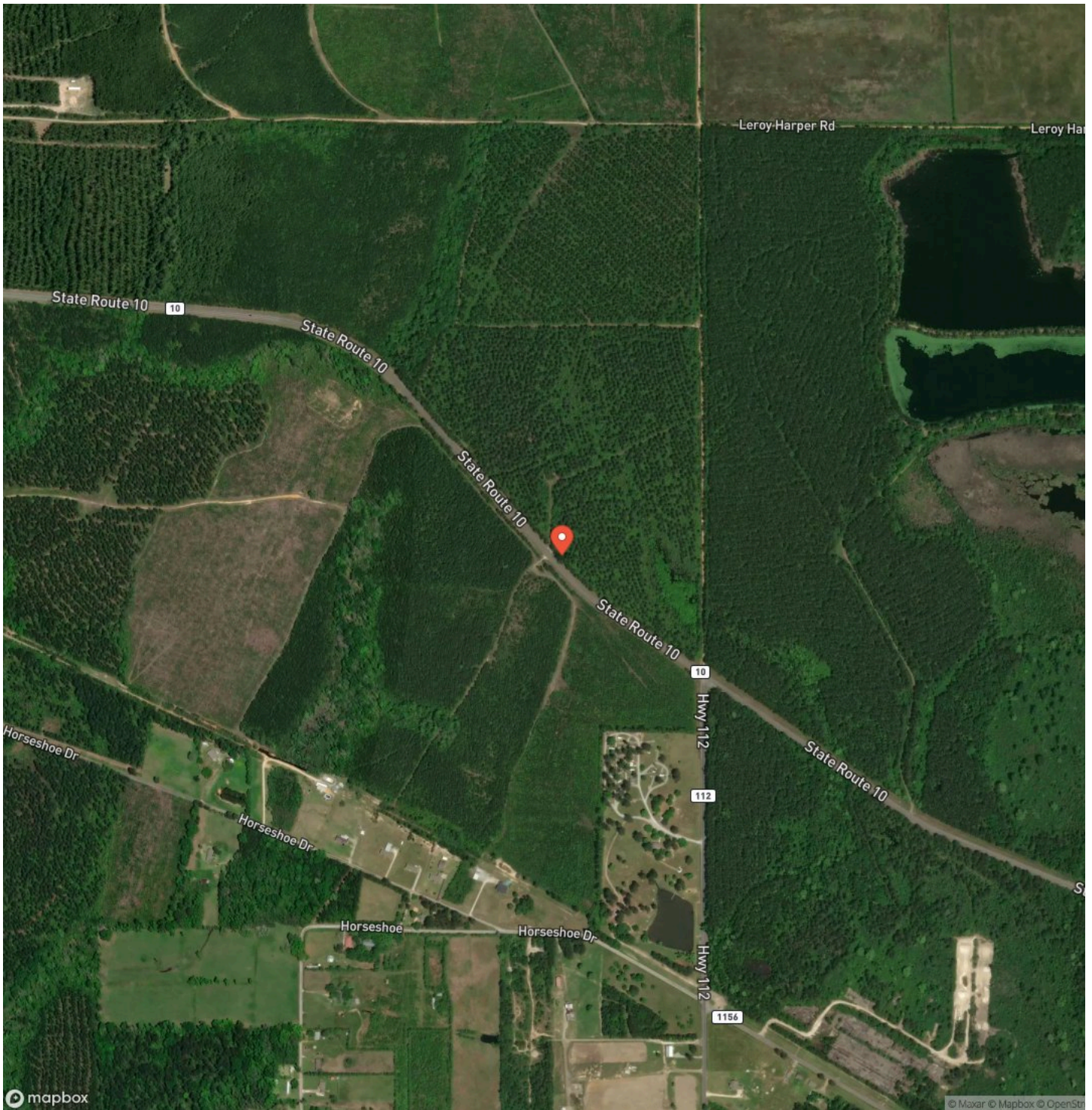


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Locator Map



Satellite Map



DISCLAIMERS

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Acreage, Survey & Easement Disclaimer: HomeLand Properties, Inc. provides no warranties as to the size area or quantity of acres of the Property in this listing. Any representations shown in this listing of number of acres, dimensions of the Property, or shape of the Property, should be considered approximate and are not guaranteed accurate. For any property being divided out of a larger tract of land, a survey shall be required to be purchased, subject to negotiation between Seller and Buyer. Seller reserves the right to require the use of Seller's preferred surveyor. Easements may exist on the Property that are not currently visible and apparent and/or marked in the field. The approximate front corners are marked with red/yellow tape.

Title Insurance Company Disclaimer: Seller reserves the right to require the use of Seller's preferred Title Insurance Company.

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Legal Description Disclaimer: Size is approximate and subject to recorded legal description or surveyed gross acres to include, but not limited to, any acres lying within roads and/or easements. CAD shape files are not reliable. Shape files per maps herein are considered the most accurate available and are derived using the best information available, included, but not limited to, GIS data, field data, legal descriptions, and survey, if available.

Easement Disclaimer: Visible and apparent and/or marked in field.



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