

LAND FOR SALE

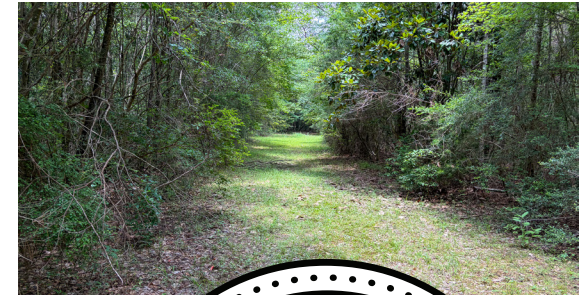
# BEAUTIFUL TIMBER TRACT LOOKING FOR NEW OWNERS

PARISH: **WASHINGTON**  
STATE: **LOUISIANA**  
ACRES: **133.7**



## PROPERTY FEATURES

- 15 minutes from downtown Franklinton
- Blacktop road frontage
- Additional access from powerline right of way
- Timber age range: 20-40 years old
- Mix of hardwood and pines
- Timber ready for thinning or clearing
- Bouge Lusa Creek runs throughout the property
- Various species of wildlife
- Utilities available
- Recreational, residential, or investment possibilities



For more information, contact:

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