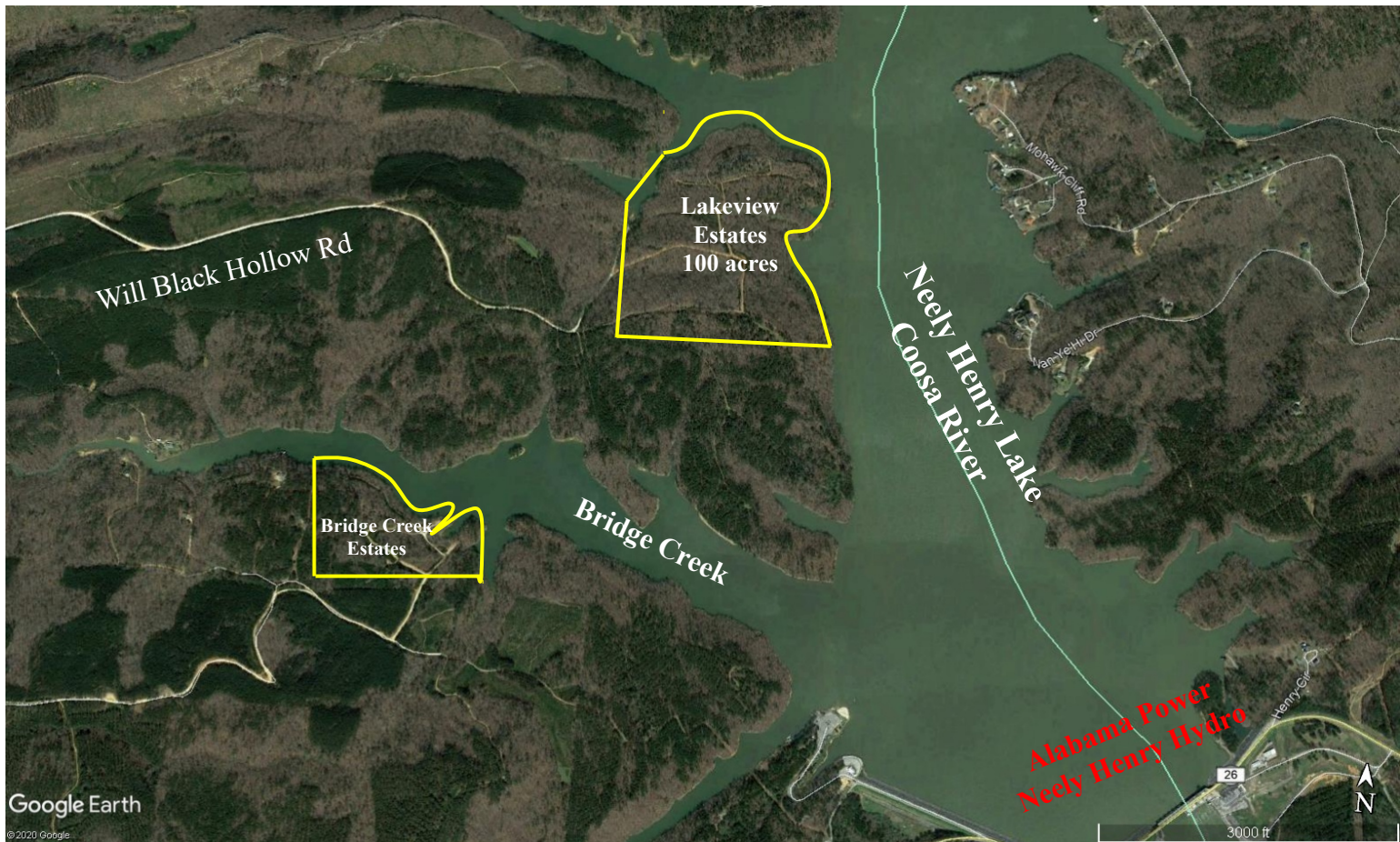
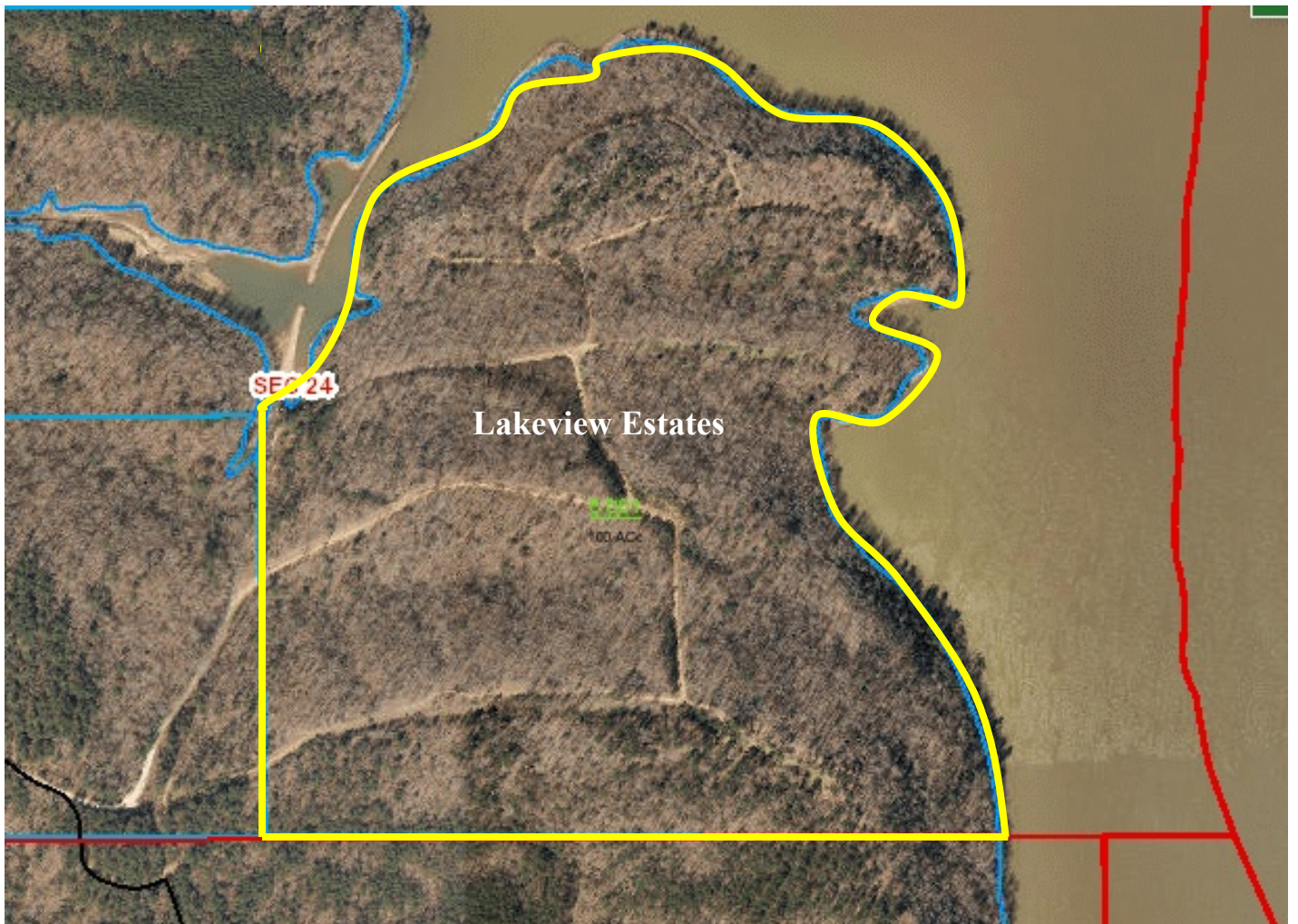


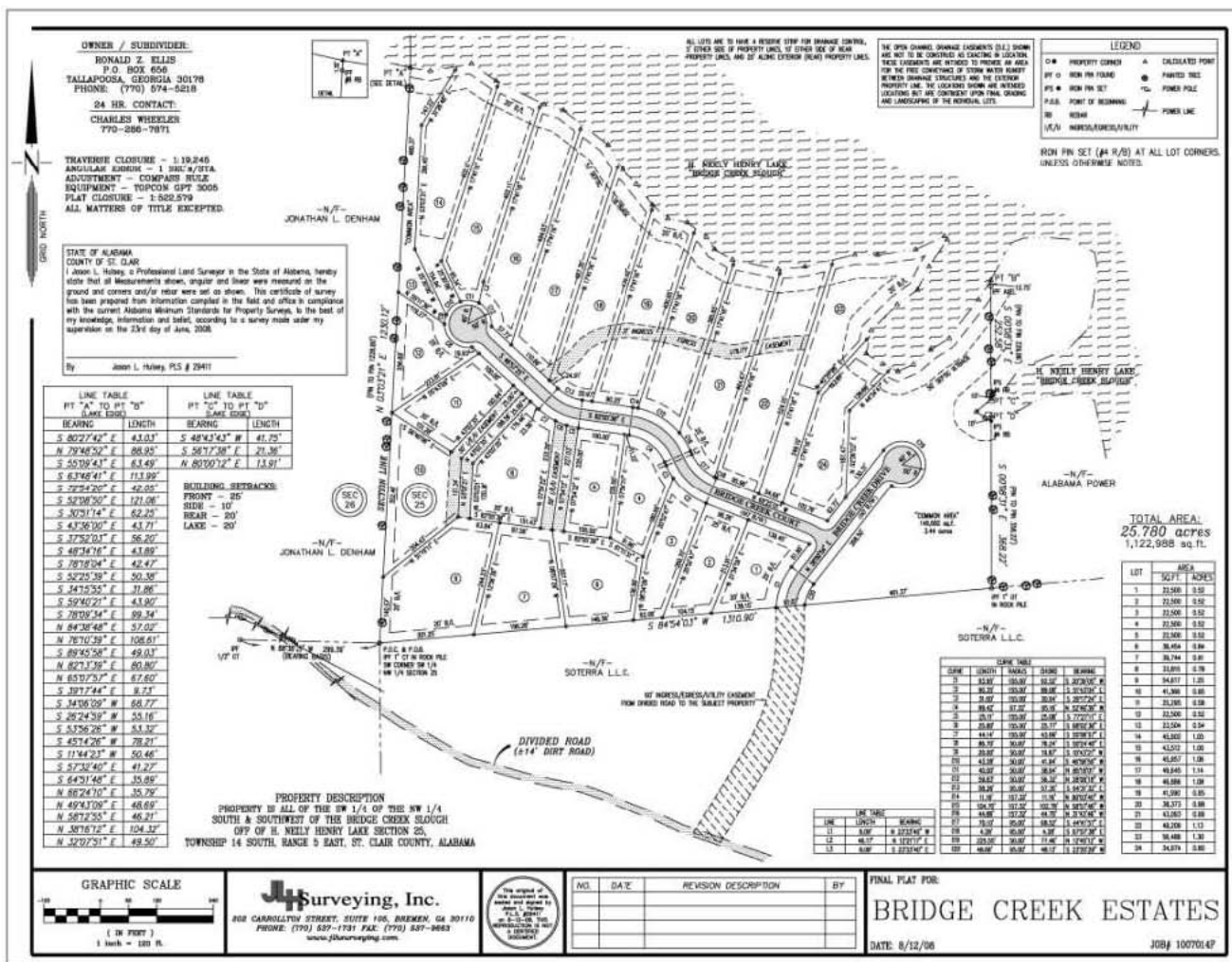
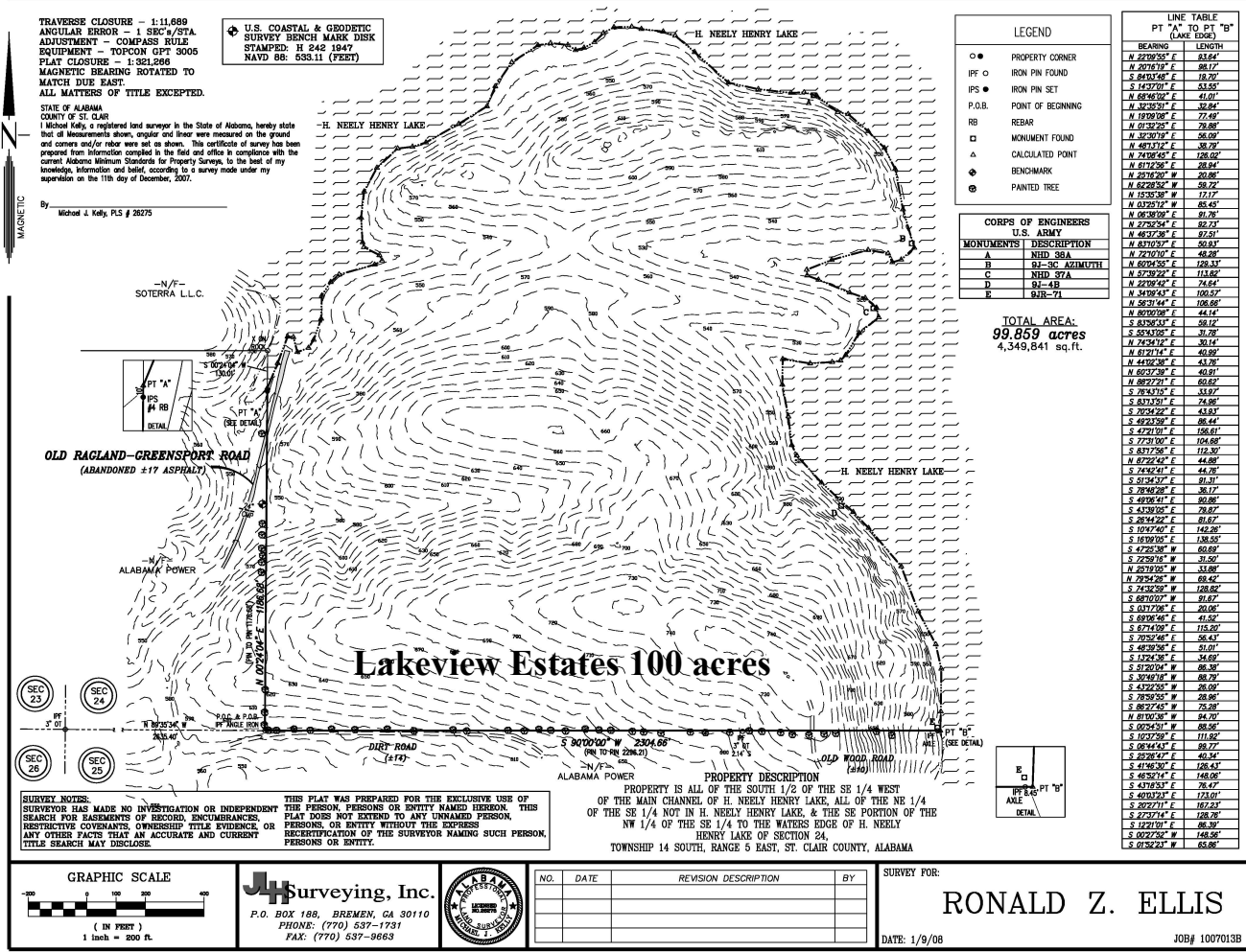
***Waterfront Development Opportunities
St. Clair County, Alabama
Neely Henry Lake***



- 100+ ac tract, Lakeview, has 6,200' of waterfront
- Highest and best use for large tract is division into 20+/- ac. estate lots, all with waterfront
- All waterfront lots may have docks with APCO approval
- Large tract has natural boat launch area on north side
- Power and water (well) are on the 29 ac tract
- Small tract, Bridge Creek, has 11 waterfront lots and 12 interior view lots
- Power to larger tract is negotiable with Alabama Power
- Drilled well on 29 ac tract adequate to supply that whole development
- County water is 3 miles west at Ala Hwy 21 intersection with Will Black Hollow Rd.
- Thirty-minute drive to downtown Birmingham or Gadsden
- Some water lines installed on small tract
- Will Black Hollow Rd built to county specifications
- List: \$1,250,000 for all. Tract prices are: \$850,000 for large tract & \$400,000 for small tract

***Offered for Sale Exclusively by
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Lakeview



Bridge Creek
Estates

Lakeview Ground Shots



Neely Henry Waterfront Development Vicinity Locators

