



Land&Timber

Gowens Mountain Tract

\$349,900 (\$2,492/ac.)

Price Slashed! Motivated Seller!

Size: +/- 140.38 Acres
Zoning: None
TID #'s: 512600133102, 512600120832, 512600037681, 512600043536, 512600030389, 511600849211, 512600012838, 512600026642
Location: Table Rock Road (Hwy 288), 3mi East of Pumpkintown
Utilities: Power, phone available; well & septic required

A beautiful estate and recreational tract at the base of the Blue Ridge Mountains. It would be an excellent investment property as well. Features amazing view of Table Rock and surrounding area from the peak of Gowens Mountain, year-round flowing streams, waterfalls and rock formations. Natural hardwoods, including White and Red Oak, Maple, Ash, Hickory and Elm, as well as pines and Eastern Hemlock. Lots of deer and turkey sign observed on the property. Multiple deeded easement access points from Highway 288, as well as access from Hunter's Paradise Ct. Just 30 minutes from Greenville, and just minutes from Table Rock and Caesar's Head State Parks, Lake Jocassee and Lake Keowee. Seller is motivated, and bank financing is available.



Offered by John Stillwell - 864-414-1879 www.jenkinsinrealty.com

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**Open Hardwoods atop
Gowens Mountain**



Hwy 288 – Table Rock Road



Hardwood Creek Bottom



**View of Table Rock across
neighbor's property**



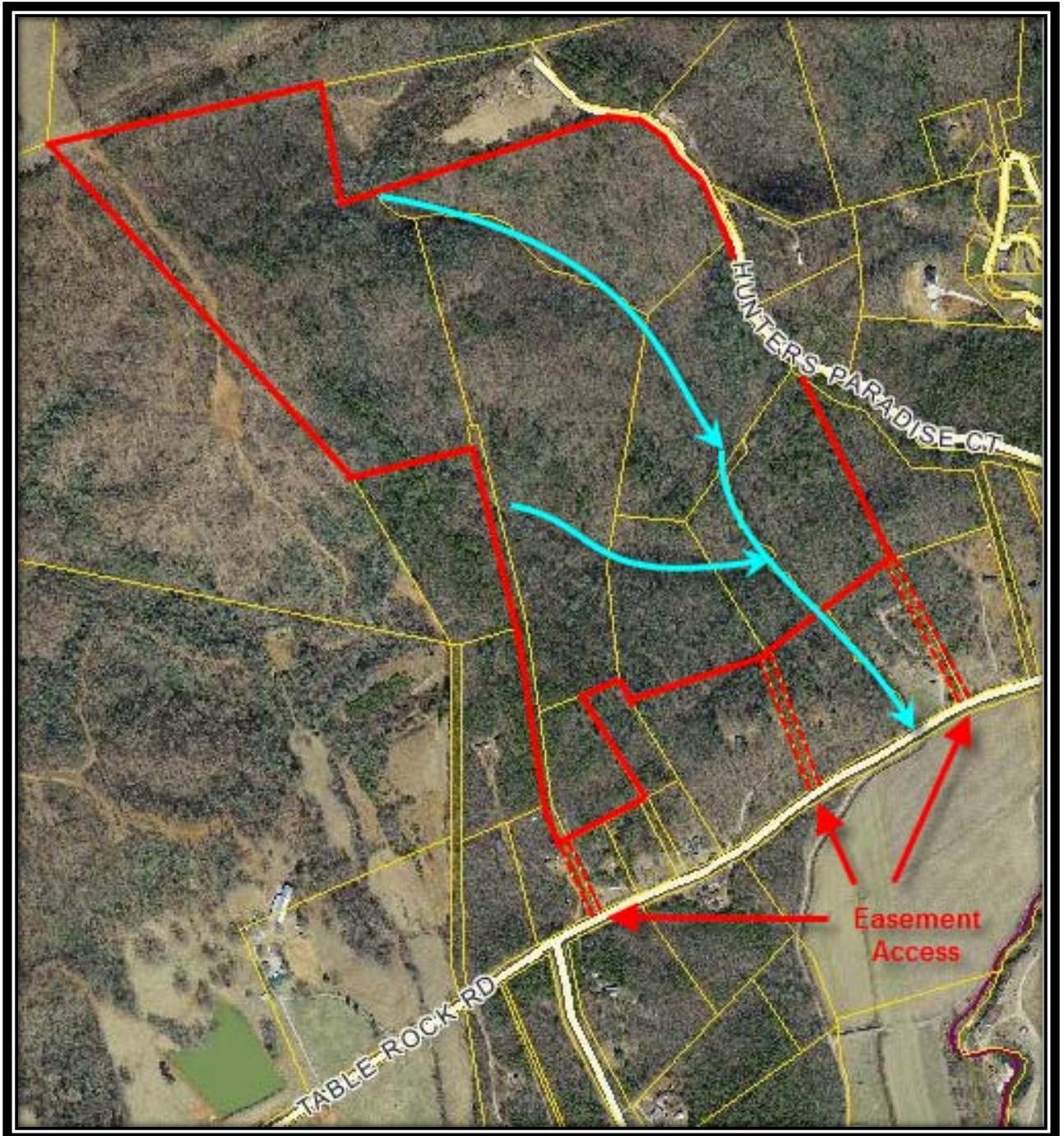
Hunter's Paradise Court



Waterfall on the main creek



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From GVL: Hwy 25 to Travelers Rest, then Hwy 276 to Marietta. Bear left onto Hwy 288, and tract is 6 miles ahead on the right after you cross over the Saluda River into Pickens County

