



**AFM
REAL ESTATE**

FOR SALE

Howard Creek

1632.7± Acres - \$4,081,750

Gulf County, Florida

AFM Real Estate is pleased to announce the exclusive offering of the Howard Creek tract. Located near Port St Joe, Florida.

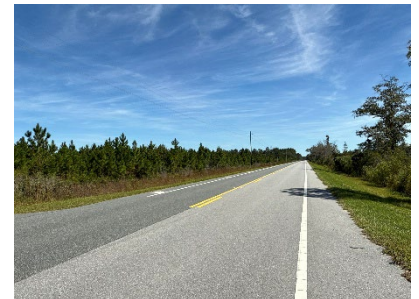
Excellent Timber & Recreational Investment
Near Mexico Beach and Port St. Joe

This impressive 1632.7± acre property is located in Gulf County, Florida, just a short drive from Mexico Beach and Port St. Joe. The tract offers a strong combination of timber production, recreation, and long-term investment potential.

- 1,103± acres of Slash Pine Plantations, with stand ages ranging from 1995 to 2020
- 498± acres of mixed hardwoods and pines, providing excellent habitat diversity
- 23± acres of cutover, ready for reforestation or other uses
- Two ponds totalling 9± acres

The property's size, timber makeup, and prime location near the Gulf Coast make it ideal for a variety of uses, including timber investment, hunting, recreation, or future development opportunities.

Don't miss this chance to own a large tract of land where you can immerse yourself in Florida's natural beauty



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Neither seller nor its representatives warrant the completeness or accuracy of the information. Each prospective purchaser should make its own determination as to timber volumes, timber quality, logging feasibility, acreage, access, and federal and state environmental and regulatory constraints relating to the use of the property and the harvest of timber therefrom. Seller, its brokers, managers, agents and employees, make no representation or warranties, express or implied, as to the accuracy or completeness of the information contained herein or as to the property, its condition, boundaries, timber volumes, acreage, wetlands, or fitness for a particular purpose. The successful purchaser will accept the property in its present condition, "AS IS, WHERE IS, with all faults", at closing.