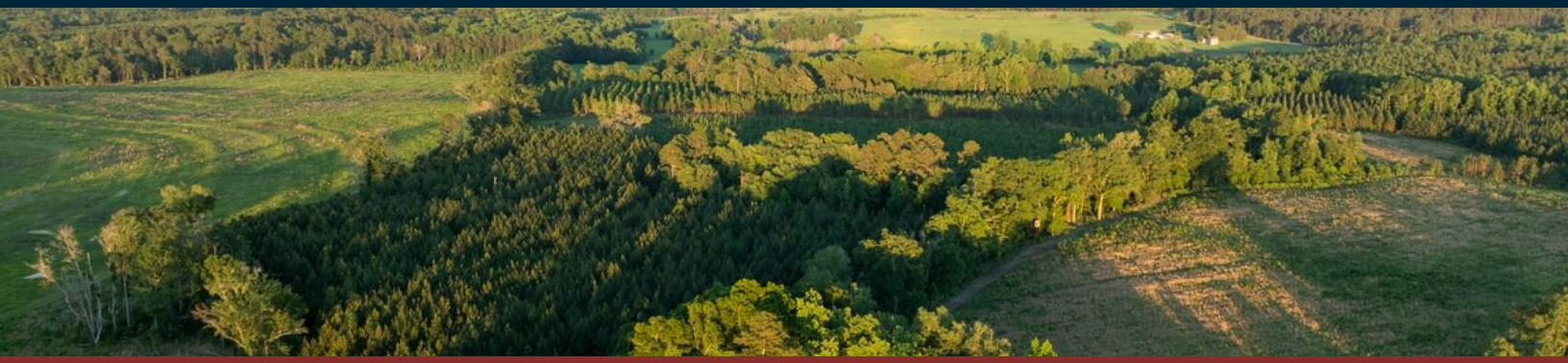


ACTIVE · SET PRICE

East Sportsman Longleaf Tract 4

± 103 Acres | Screven County | Georgia | Near Sylvania

Immediate Pine Straw Income, Merchantable Timber & Outstanding Wildlife Habitat

PRICE	PRICE / ACRE	ACREAGE
$658,192	$6,375	± 103

PROPERTY OVERVIEW

The East Sportsman Tract is the kind of property that immediately captures your attention the moment you pass through the gate. Spanning approximately 104 acres in southeastern Screven County, Georgia, this tract combines proven income production, exceptional wildlife habitat, and a level of usability that is increasingly difficult to find in today's land market. The landscape is highlighted by approximately 50 acres of merchantable longleaf pine currently under an assignable pine straw lease generating up to approximately $250 per acre annually. Beyond the income potential, these mature longleaf stands create a setting that defines some of the South's most sought-after sporting and recreational properties. Timber acreage consists of approximately 64 acres of longleaf pine, 18 acres of mer...

LOCATION



Screven County, Georgia

PROPERTY DETAILS

TYPE
Acreage Estates (Sportsman Plantation)

ACCESS
Dirt Road · Legal Access

WATER FEATURES
Creeks / Streams

VIEWS
Timber

IMPROVEMENTS
Food Plots · Roads · Gate

COUNTY TAX PARCEL IDS
099 024A

DOCUMENTS INCLUDED
Location Map East Sportsman Longleaf · Aerial Map East Sportsman Longleaf



Mark Edwards
Real Estate Salesperson, GA
C: 912.312.3007
mark.edwards@afmforest.com
Principal Broker: Nathan Greer (Georgia)

SCAN TO VIEW

Information contained herein was obtained from sources deemed reliable, but American Forest Management, Inc. makes no warranty or guarantee as to its accuracy. Acreage is approximate and based on available records; prospective purchasers are urged to independently verify all information. Property is subject to prior sale, price change, or withdrawal without notice. Generated September 14, 2026 · https://www.afmrealestate.com/properties/103.25-acres-land-for-sale-in-screven-county-georgia/east-sportsman-longleaf-tract-4

Property Photos

East Sportsman Longleaf Tract 4 · Screven County · Georgia · Near Sylvania











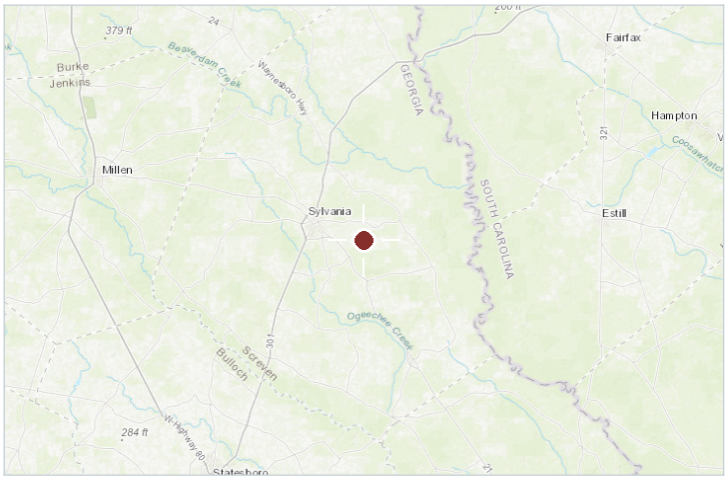


Location & Access

East Sportsman Longleaf Tract 4 · Screven County · Georgia · Near Sylvania



Aerial imagery centred on the tract. Boundaries shown elsewhere in this package are approximate and for illustration only.



Regional locator

COUNTY & STATE

Screven County, Georgia

NEAREST CITY

Sylvania

APPROXIMATE CENTRE

32.72849, -81.57337

COUNTY TAX PARCEL IDS

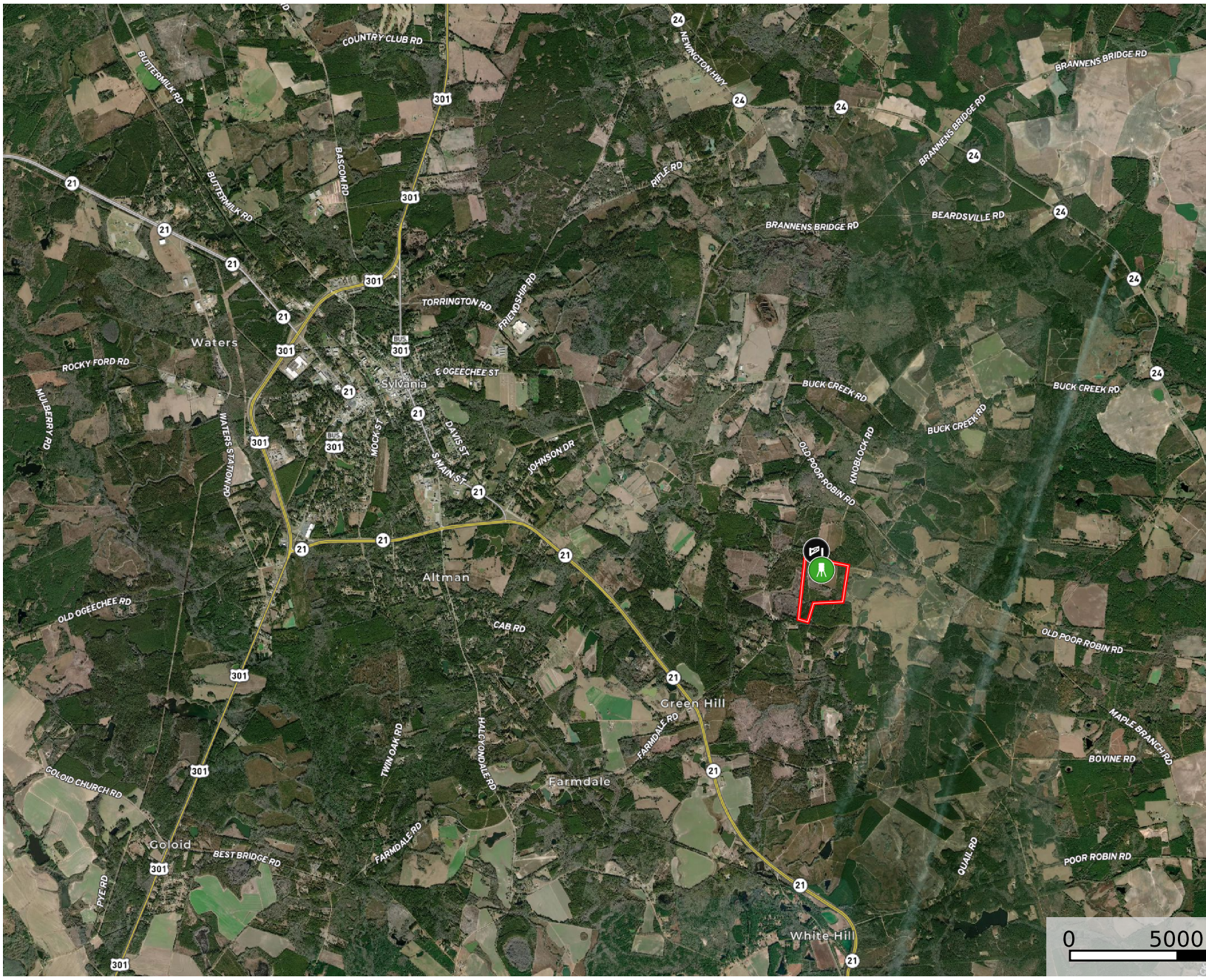
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INTERACTIVE MAP

https://id.land/maps/0035b4bb262cefd565cc492ced55b2d6/share

East Sportsman Longleaf Tract 4

Georgia, AC +/-

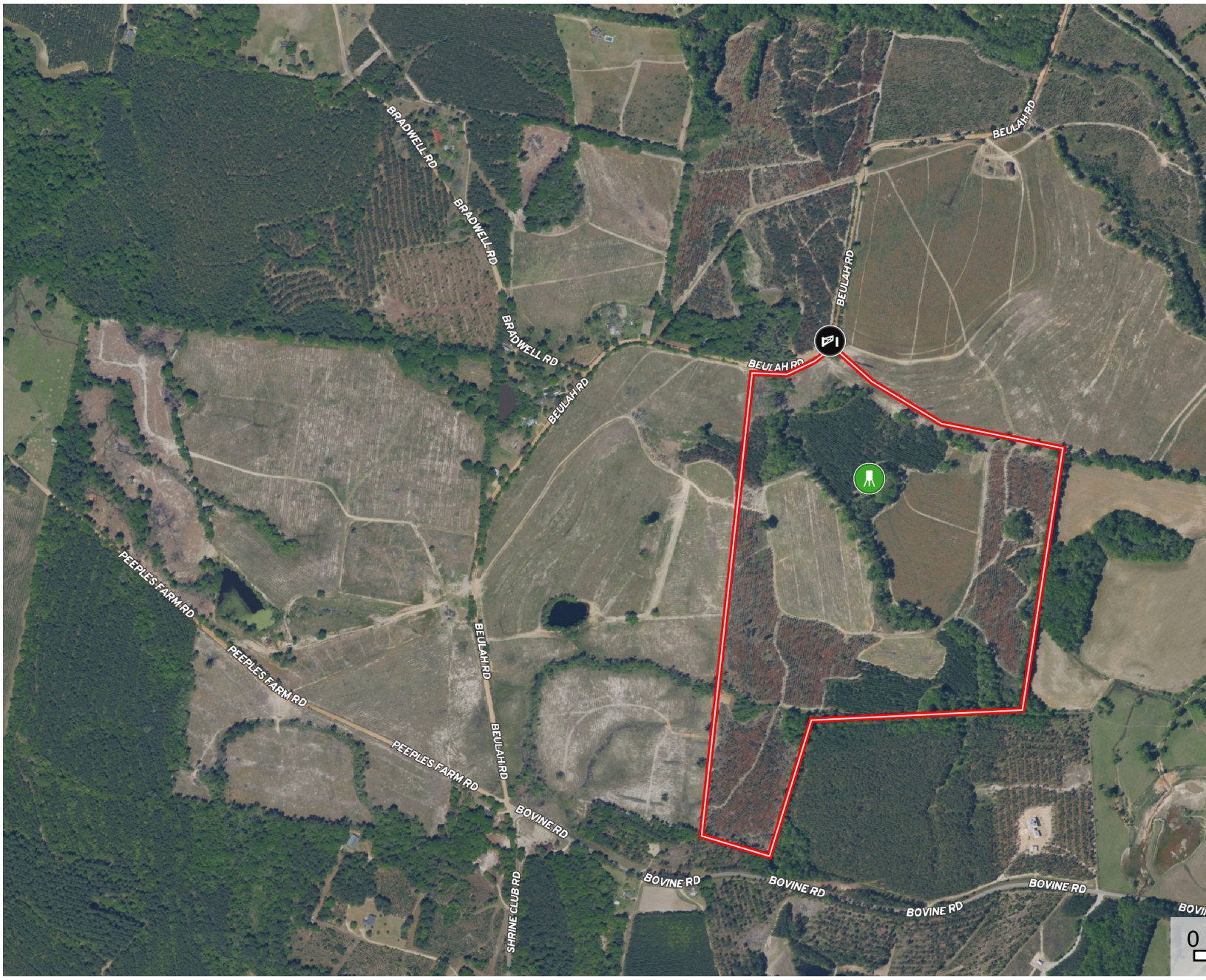


Feeder Gate Boundary

Mark Edwards
P: 9123123007 www.afmrealestate.com 425 Peat Moss Loop, Sylvania, GA 30467

East Sportsman Longleaf Tract 4

Georgia, AC +/-



Feeder Gate Boundary

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