

6+/- Acre Homesite in Avoyelles Parish, LA



000 German Bayou road
MARKSVILLE, LA, 71351

\$35,000

Are you looking to get away from the hustle and bustle of Alexandria, LA? Check out this 6 +/- acre lot in Marksville, LA. Surrounded by over 1,200 acres of farmland, this quiet home site is located down a seldom used road but is just 30 minutes southeast of Alexandria. The property has no restrictions, so you can build to suit or place a mobile home on this beautiful property. As a bonus, Grand Cote NWR is just a short drive from some of the best duck and deer hunting in the area. Call Clif Cannon today to schedule your private showing.

Directions from Alexandria, LA: Travel south on US-49 for 5.4 miles. Take exit 80 to merge onto US-167 S/US-71 S toward MacArthur Dr and travel for 4.5 miles. Turn left onto LA-3170 and travel for 5.5 miles. Turn right onto LA-1 South and travel for 10.5 miles. Turn right onto German Bayou Road and travel for 1.7 miles. The property will be on the right. Click for [Google Maps](#)



Call me today!

CLIF CANNON, REALTOR®
Clif@TomSmithLand.com
601.990.5070 office | 601.565.1070 cell



TomSmithLandandHomes.com

Information is believed to be accurate but not guaranteed.



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Aerial Map



Topographic Map



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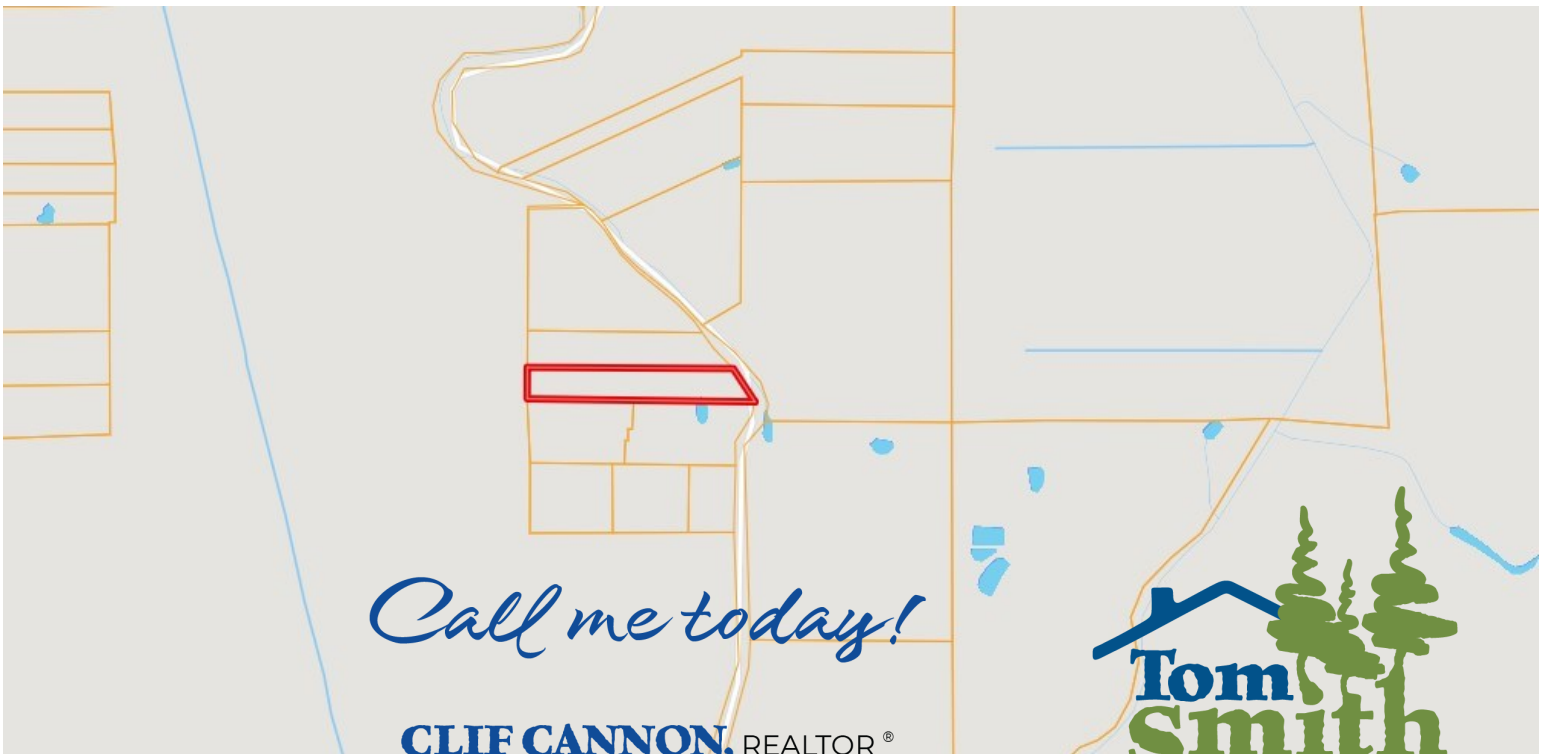
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Flood Map



Ownership Map



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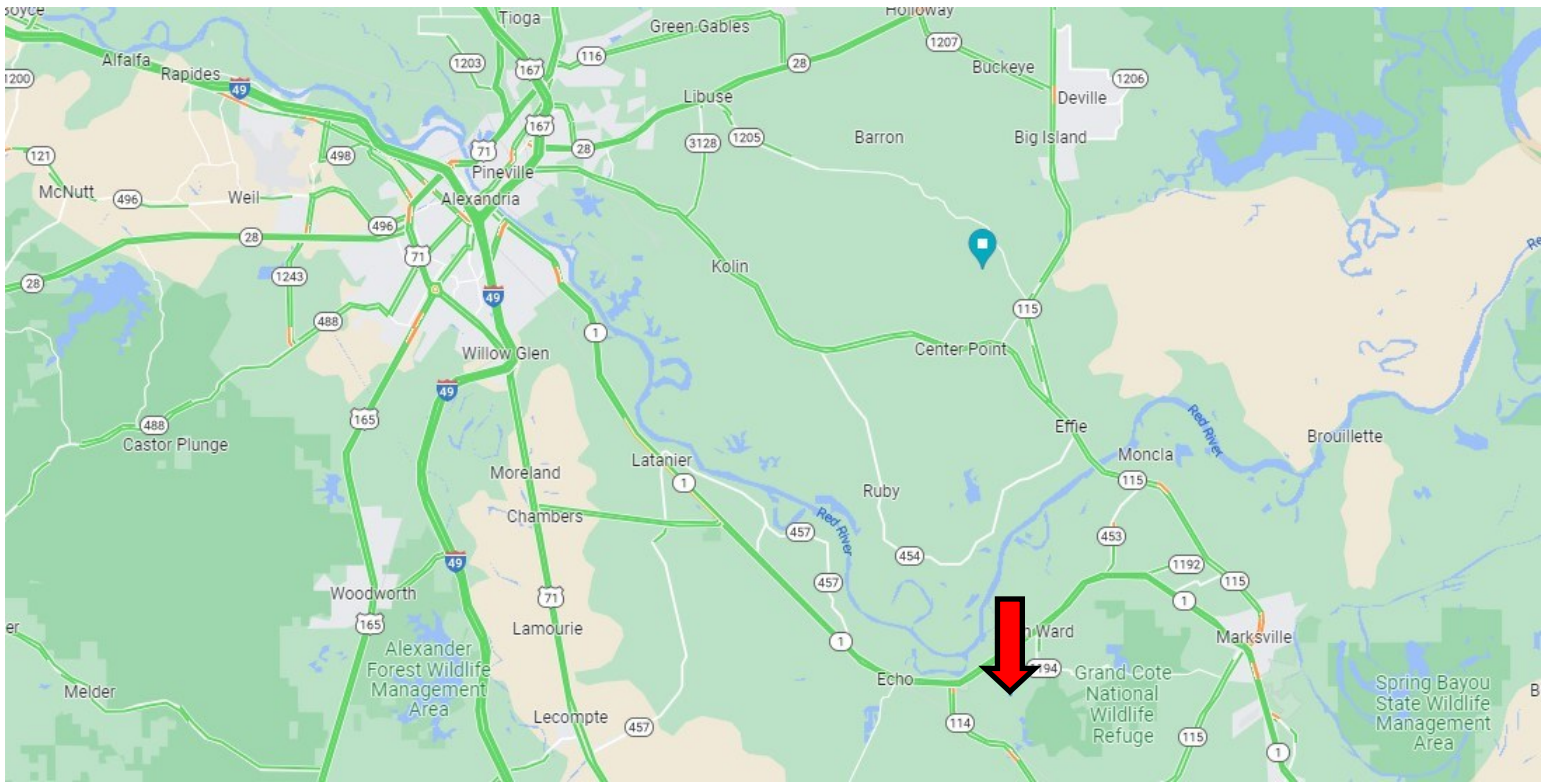
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Directional Map



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