

5+/- Acre Homesite in St. Helena Parish, LA



000 LA-38
Clinton, LA 70722

\$55,000

If you are looking to build in St. Helena Parish, then this is just what want. Located just fifteen minutes east of Clinton, LA, this 5+/- acre wooded parcel has power, and water already in place. With no restrictions, you are free to build or place a mobile home. With easy access to I-55 and just forty-five minutes to Baton Rouge, LA this wonderful tract is the perfect amount of country living and city access. This is part of a larger tract, that once had a working sawmill on it. This tract has a large concrete pad in the back half of the property that would be perfect to build on. Think of the money you could save! Additional acreage can be purchased. A survey will be conducted upon an acceptable purchase contract. Call Clif Cannon to schedule a private viewing today!

Directions from the intersection of I-55 and LA-10 in Fluker, LA: Travel west on LA for 18 miles. Turn right onto LA-38 and travel for .1 miles. The property will be on the left.

[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.



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.



Call me today!

CLIF CANNON, REALTOR®

Clif@TomSmithLand.com

601.990.5070 office | 601.565.1070 cell



Expect More. Get More.



TomSmithLandandHomes.com

Information is believed to be accurate but not guaranteed.

Aerial Map



[Interactive Map](#)

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.

Flood Map



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.

Topographic Map



Ownership Map



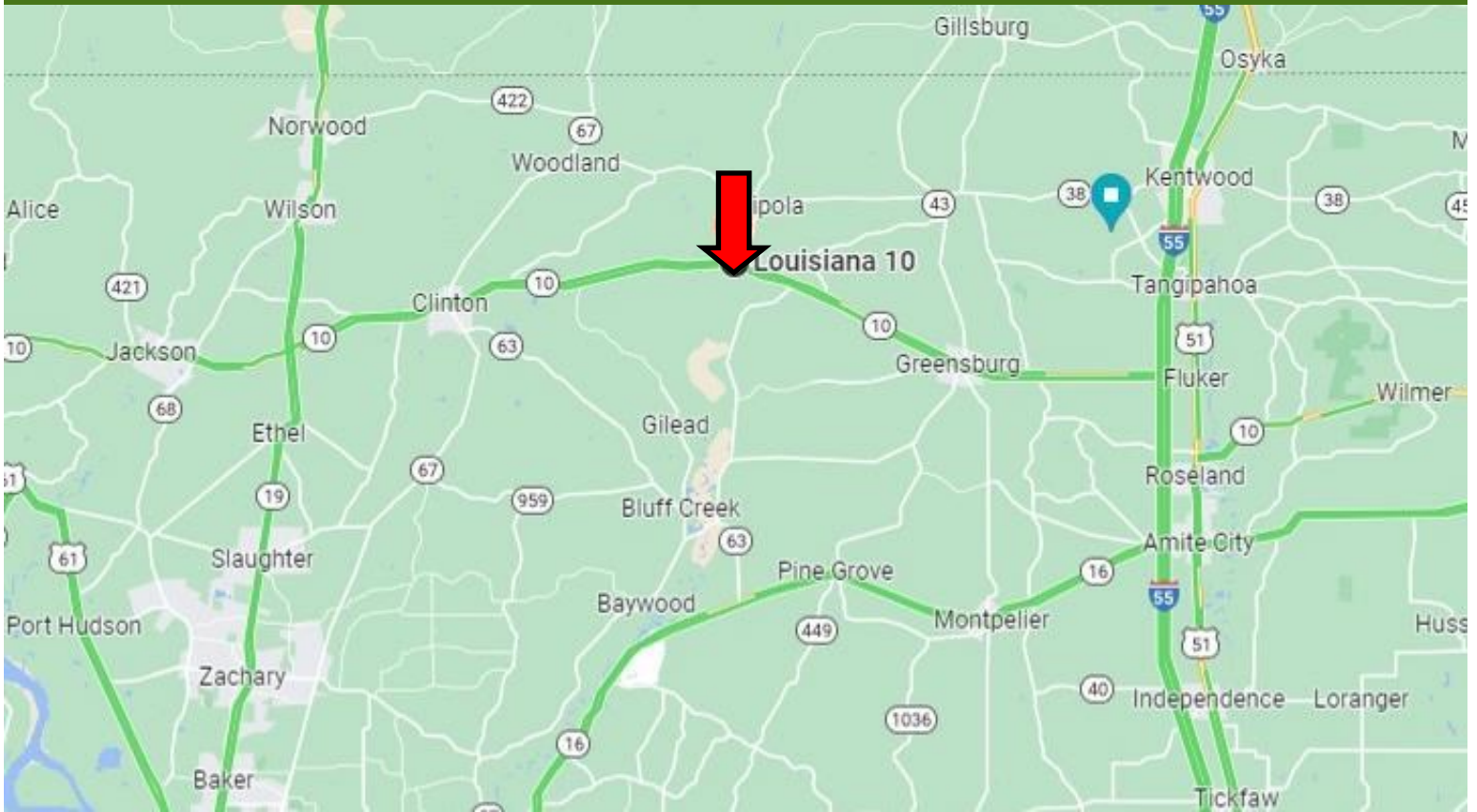
CLIF CANNON, REALTOR®
Clif@TomSmithLand.com
601.990.5070 office | 601.565.1070 cell



TomSmithLandandHomes.com

Information is believed to be accurate but not guaranteed.

Directional Map



[Google Maps](#)

Directions from the intersection of I-55 and LA-10 in Fluker, LA: Travel west on LA for 18 miles. Turn right onto LA-38 and travel for .1 miles. The property will be on the left.

000 LA-38
Clinton, LA 70722

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.