

AUCTION

BIDDING ENDS THURSDAY
JULY 29TH @ 11:00 am CT

238+/- Acre Cattle Farm in Sparta, Tennessee
Approximately 2.5 miles on Calfkiller River



800-476-3939 | TargetAuction.com

In Association with Kirby Group/Village Real Estate

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P.O. Box 798
Gadsden, AL 35902

Online Auction
For more details, property
documents, and
property preview dates call
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#21-05 W. McLemore TN Firm #5241/RE #272767



Beautiful Tennessee Cattle Farm with Development Potential

899 Messenger Road | Sparta, White County, Tennessee

This picturesque property consists of 238+/- acres with approximately 2.5 miles frontage on the Calfkiller River. Includes the original 1830's farmstead (needs renovations), 6,000± SF, 3 bedrooms, 3 baths, 4 fireplaces, formal living room, den, full basement, and central heat and air. Built with the timber from the property. There is also a move in ready 3 bedroom 2 bath guest house, 32 x 40 barn with metal roof and multiple sheds for storage and shelter. Property is conveniently located to I-40. This scenic property is perfect for a luxury estate, event venue or winery, or residential or commercial development.

- Primarily rolling pasture land
- Mature timber
- Plentiful wildlife & fishing
- Just off 4 lane at end of county road