



JOHN HALL & COMPANY

LAND • COMMERCIAL • INVESTMENT PROPERTY

WWW.JOHNHALLCO.COM

Bartlett Ranch Home

170 +/- acres

Mathews, AL

Montgomery County



LOCATION: 1045 Hayneville Ridge Road. Mathews, AL 36052

TERRAIN: Rolling Hills and Level Hardwoods

ACRES: 170 +/-

LAND USE: Residence / Recreation / Horse Farm

PRICE: \$5,500,000

Shown By Appointment Only

Call Pete Hall at 334 312 7099 or Hoke Smith at 334 322 2683

This company, or any of its agents, will not be held responsible for any false or misleading information. Information is collected by agents from sources that agent deems reliable. Agent has used his best efforts and good faith to obtain reliable information.

4163 CARMICHAEL ROAD | MONTGOMERY, ALABAMA 36106 | 334.270.8400

www.JohnHallCo.com

Quick Facts

THE LODGE

5 Bed 7 Bath

Heart Pine Floors

Brazilian Wood Decking on Porches

\$125,000 of Pecky Cypress Cabinetry

5 Star Kitchen and Appliances

Large Spa/ Jacuzzi in the Master Bathroom

Humidity Controlled Wine Cellar

Standing Seamless Style Roof

3 Car Garage with Stamped Concrete Floors

5 HVAC Units in the Lodge plus 1 Additional Unit in the Pool House

Completely Furnished and Well Appointed

Game Room with Slate Pool Table

Italian Travertine Tile around the Pool

Large Swimming Pool \$150,000

Outstanding Outdoor Kitchen

1 Million Dollars in Landscaping including Large Rock Waterfall

THE BARN

Built with Western Red Cedar

2 Bedroom 2 Bath Living Quarters Upstairs

Fully Furnished and Well Appointed

Standing Seamless Style Roof

4 Horse Stalls with Sliding Doors and Concrete Floors Downstairs

Tack Room

Wah Rack for Horses

OTHER AMENITIES

100 x 200 Riding Arena with Dirt Floors and Standing Seamless Style Roof

Three "Big Ass" Fans 21 feet in Diameter and RV Hookups

20 x 40 Covered Bridge Style Shed for Parking Horse Trailers

Two Heavy Electric Gates that came out of North Carolina

1/3 Mile of Decorative Fencing along the Entrance (6000 screws and 1200 brackets)

1/3 Mile of Planted Oaks Along the Entrance

Drip System for Irrigation in the Driveway

Lighting for Trees in the Driveway





















