

## WILLOW GROVE

Lamar County, Lamar County, Alabama · 35586

Owner Financed · Everyone Qualifies · \$999 Down · Fast 48-Hour Closings



Zero Credit Land · 469-908-2174

ZeroCreditLand.com



Discover the charm and tranquility of Willow Grove: land for sale in Lamar County, Alabama, where nature and opportunity meet. Boasting a generous 82.66 acres, this property is perfect for those seeking a serene escape or a place to build their dream home. The available tracts range from 5.22 to 6.11 acres, each offering unique features and access to the picturesque landscape that defines this area. With utilities in place, including electricity and a lovely pond, Willow Grove is ready to welcome you to a life of peace and possibility.

Nestled in the heart of Lamar County, Willow Grove epitomizes the beauty of eastern Alabama land. The terrain is varied, featuring wooded areas and open spaces that invite exploration. Imagine waking up to the sound of rustling leaves and the gentle whispers of nature surrounding your new home. Whether you're seeking a weekend retreat or a permanent residence, this land offers a perfect blend of seclusion and accessibility.

# WILLOW GROVE — PROPERTY OVERVIEW

Lamar County, Lamar County, Alabama

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AVAILABLE

82.66

TOTAL ACRES

Alabama

STATE

Lamar

COUNTY

\$530.61

STARTING/MO

## UTILITIES

Electricity · Pond

## ACREAGE RANGE

5.04 – 6.31 acres

**Total Acres:** 82.66

**Available Acres:** 11.17

**Sold Acres:** 71.49

## MONTHLY PRICE RANGE

\$530.61 - \$1,071.65 /mo

(10% discount, \$999 down, 10 years, 9.99% APR)

**Available Tracts:** 2

**Sold Tracts:** 13

## ZONING & USE

**Zoning:** Residential, Recreational

**Mobile/Manufactured Homes:** Allowed

**RV Living:** Full-Time

**Hunting:** Allowed

## ACCESS & ROADS

**Road Type:** Unmaintained Dirt Road

## PROPERTY DETAILS

**School District:** Lamar County

**Electric Company:** Alabama Power and Tombigbee Electric Cooperative

**Electric Location:** Power lines in place for this property for certain lots along the county road

**Water Source:** You are entitled to drill a domestic well on your property at your own cost. Water is not guaranteed to be available at any specific depths, quantity, or quality.

**Elevation:** 463 ft

**Coordinates:** 33°51'053.8"N, 88°04'044.7"W

**Map:** <https://www.google.com/maps?q=33.864941,-88.079082>

## VIEW PROPERTY



Click or Scan

## DOWNLOAD OUR APP



Click or Scan

## Flexible owner financing available

Down Payments start at \$999 + \$249 Doc Fee

Payment Options

# WILLOW GROVE — AVAILABLE TRACTS

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Save 15% with 10% Down · 20% Off with 20% Down · Pricing shown is with \$999 down

Tract	Acres	Utilities	Price	Monthly (10yr)	Monthly (20yr)	Status
Willow Grove Tract 14	5.04	—	—	—	—	Sold
Willow Grove Tract 12	5.07	—	—	—	—	Sold
Willow Grove Tract 11	5.08	—	—	—	—	Sold
Willow Grove Tract 9	5.12	—	—	—	—	Sold
Willow Grove Tract 1	5.14	Elec	\$51,935.00	\$604.24	\$441.12	Sold
Willow Grove Tract 7	5.22	Pond	\$85,137.00	\$998.96	\$729.29	Sold
Willow Grove Tract 13	5.29	—	—	—	—	Sold
Willow Grove Tract 6	5.39	—	\$47,632.00	\$553.08	\$403.78	Sold
Willow Grove Tract 2	5.39	—	—	—	—	Sold
Willow Grove Tract 8	5.42	Pond	\$91,251.00	\$1,071.65	\$782.35	Available
Willow Grove Tract 15	5.75	—	\$45,742.00	\$530.61	\$387.37	Available
Willow Grove Tract 10	6.10	—	—	—	—	Sold
Willow Grove Tract 5	6.11	Elec	\$60,502.00	\$706.09	\$515.48	Sold
Willow Grove Tract 4	6.23	—	—	—	—	Sold
Willow Grove Tract 3	6.31	—	—	—	—	Sold

## Fast 48-Hour Closings

Great for Homesteading and Off-Grid Living.

### Monthly Payment Options:

- ACH - Free
- Online or over the phone - \$18 Fee

### Additional Information:

- 10 Year Fixed Rate
- All loans are free from prepayment penalties
- Discount applied to purchase price before financing
- All payments include principal and interest
- All 20 year terms require a 3 year refinance option

Financing and closing services are provided by Classic Country Land, LLC  
Availability and pricing are subject to change without notice. Please contact us to confirm current details and reserve your tract.

## HOW OUR FINANCING WORKS

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Because we own the properties we sell, we're able to offer direct owner financing without going through a traditional bank. This means there are no loan applications, no credit checks, and no lengthy approval process, making it much easier for buyers to secure land.

After choosing a property, you can select the financing package that best suits your budget. Each option includes its own down payment and interest rate, and every purchase requires a \$249 closing cost. To reserve a property, the down payment along with the closing cost is required.

Once the payment is completed, we prepare your purchase agreement and send it to you electronically through PandaDoc. After the agreement is signed, the property is officially under contract and **you are free to begin using it right away.**

If you would prefer to visit the property before committing, we also offer a **two-week option agreement for \$500.** This temporarily reserves the property while you view it in person. If you decide not to move forward, the \$500 can be transferred to another property or applied as a credit.

There are **no penalties for early payoff**, and any extra payments go directly toward reducing your principal balance.

**To Schedule a Property Visit or to Purchase**

Please call or text

**469-908-2174**

Schedule Property Visit

Buy Now

**Chad Williams**

📞 469-908-2174

✉ Chad@ZeroCreditLand.com

