

The Bull's Pen

7181 County Road 7, Fitzpatrick, Alabama 36029

Hoke Smith IV
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PROPERTY OVERVIEW

THE BULL'S PEN

HECTOR, AL

Sale Price

\$1,500,000

Offering Summary

Acreage:	72 Acres
State:	Alabama
City:	Fitzpatrick
County:	Bullock
Property Type:	Land:

Property Overview

Welcome to "The Bulls Pen", an immaculate property spanning 72± acres

Upon arriving through the gated entrance, you will find the 4-bedroom 3-bathroom home with room for an additional bedroom. The interior is all pine giving a real southern comfort feel. The home also has a true "wrap around porch" providing a place to enjoy company or peace and quiet on any end of the home. The back porch has a great view overlooking several appealing features of the property. There is an underground pool with a hot tub Grotto. Next to the pool is a great covered entertainment and cooking area perfect for grilling out, watching sports, enjoying a drink next to the built in fire pit, and more. All of which overlooks the 3-acre pond with covered dock and large wildlife food plot where deer and turkey are avid visitors! The timber on the property is all mature with the west side of the property being mature pine that has been managed with prescribed fire. The east side of the property is all mature hardwood with trails throughout! This property is located on CR 7 just south of Hwy 82 in the community of Hector!

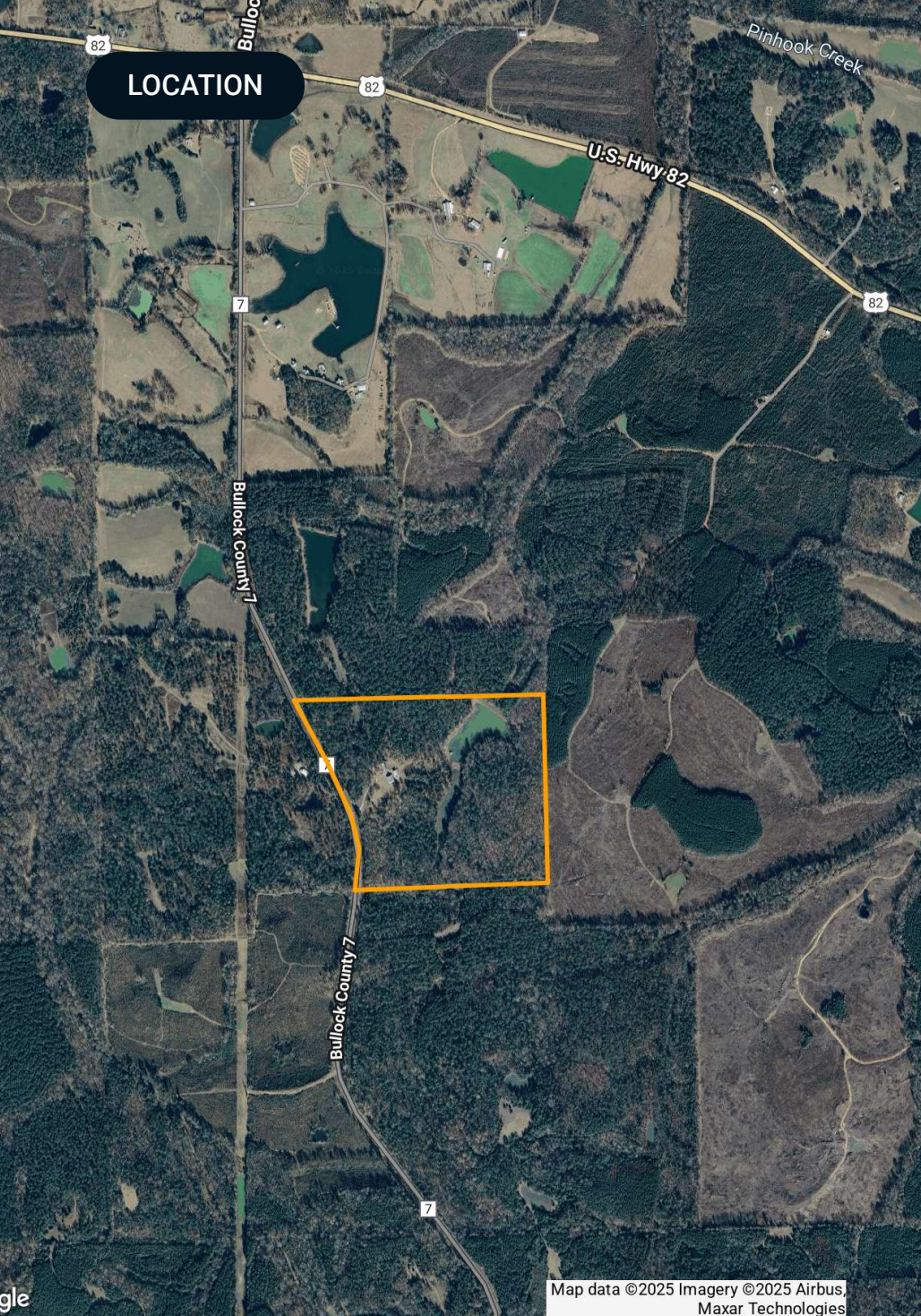




SPECIFICATIONS & FEATURES

Specifications & Features

Land Types:	Hunting & Recreation Properties
Taxes & Tax Year:	\$1,240.65 in 2024
Lake Frontage / Water Features:	3 acre stocked pond
Road Frontage:	1800 ft
Current Use:	Home and recreation
Potential Recreational / Alt Uses:	Hunting, Fishing, ATV riding, Camping, etc.
Land Cover:	Mature pine and hardwood timber
Structures & Year Built:	3000 sq ft home built in 2006. 3 bedrooms and 4 bathrooms. Swimming pool and covered entertainment area.



Location & Driving Directions

Parcel: 14-06-24-0-000-002.003; 14-06-24-0-000-002.001

GPS: 32.0949866, -85.9037378

Driving Directions: 40 minutes to downtown Montgomery
30 minutes to Pike Road
30 minutes to Troy
15 minutes to Union Springs
1 hour to Auburn

Showing Instructions: Contact Advisor



ADDITIONAL PHOTOS



ADDITIONAL PHOTOS





ADVISOR BIOGRAPHY



Hoke Smith IV

Regional Managing Director

hoke@saundersrealestate.com

Direct: **877-518-5263 x381** | Cell: **334-322-2683**

Professional Background

Hoke Smith IV is the Regional Managing Director and Senior Land Advisor at Saunders Real Estate in Alabama. Since entering the industry in 2016, he has specialized in the sale of recreational land, timberland, and agricultural property, helping clients unlock the full value of rural and investment-grade land across the state.

A lifelong outdoorsman and committed land steward, Hoke brings deep personal and professional knowledge of Alabama's natural resources to every transaction. He holds a degree in Wildlife Management & Ecology from Auburn University and maintains active involvement in numerous conservation and land management organizations.

Hoke currently serves as President of the Alabama Chapter of the REALTORS® Land Institute (RLI) and is affiliated with groups such as the Alabama Wildlife Federation and the Alabama Forestry Association. His leadership and dedication reflect a strong commitment to responsible land use and preserving the region's rich environmental heritage.

Hoke lives in Central Alabama in the rural community of Mathews with his wife, Hollan, and their daughter, Mae Pritchett. Their lifestyle reflects the very reasons families seek out recreational land—time spent outdoors, meaningful connection with the land, and strong community ties. In his spare time, Hoke enjoys being on the family farm, where he and his family host friends and create lasting memories rooted in the outdoor traditions of the Southeast.

Hoke specializes in:

- Hunting & Recreation
- Timberland
- Farms & Agriculture

Memberships

- REALTORS® Land Institute – President of the RLI Alabama Chapter
- Alabama Wildlife Federation
- Alabama Forestry Association



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