



If you are looking for premier hunting and fishing, as well as a home away from home, on some of the best land Mississippi has to offer, look no further! This equity share includes an incredible waterfront lodge with full membership to 8800+/- acres of land on the inside of the Mississippi River levee. The club-maintained road system, skinning shed, walk in coolers, and multiple box stands make this a turnkey hunting property. It is easily accessed off of Highway 65 just north of Lake Providence, LA, however "The Island" is actually located in Mayersville, MS in Issaquena County. This property offers year-around fishing in the several hundred-acre lake, as well as great fishing in the Mighty Mississippi River. This home has an open floor plan and gorgeous, wide-plank, pine wood flooring throughout. The spacious kitchen features beautiful concrete countertops, a huge island and stainless-steel appliances. The living area has gorgeous tongue and groove ceiling. The 1st floor of the home has three spacious bedrooms and 2 bathrooms. The upstairs loft includes two sets of built-in twin bunk beds that are perfect for hosting children and guests. The large deck has an outdoor kitchen, a fireplace, as well as motorized retractable screens that provide climate control, privacy and protection from insects. Under the home is a large storage unit with plenty of space for toys/equipment, an outdoor restroom, as well as plenty of open space for seating and hosting guests. Call today for your private showing!

0 Levee – Hogue Island Road, Mayersville

32.940136, -91.172893 GPS



**\$1,200,000**

8,800 Acres  
UC #23042-34681



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