

RECREATIONAL HUNTING TRACT

273± ACRES IN HINDS COUNTY, MS



\$1,126,125



Are you looking for the perfect hunting tract just 15 minutes from Jackson? This 273± acre Hinds County property is ideal for you and your family to enjoy hunting for whitetails and turkey while also catching your limit from your personal 6± acre lake, stocked with bass and bream and complete with a pier and boat dock! To make it even better, you can relax in your own two-bedroom, two-bath custom-built double-wide that is very spacious and complete with a large kitchen, family room, and two oversized bedrooms and baths. A storage building with a skinning rack provides plenty of storage for your equipment. Also located on the property is a 50' X 100' custom-built, fully insulated metal building with private 50' X 45', 30' X 50", 14' X 28' sized rooms as well as men's and women's restrooms with multiple stalls. There is also a 30' X 50' covered parking area for your equipment or motor home. This entire facility is heated and cooled.

The land consists of 250± acres of mature hardwood timber with a sound road system traversing the property and leading to three established food plots with shooting houses. There are two live creeks on the property that flows year-round. The entrance to the property is gated for your and your family's complete privacy! If this sounds like something you and your family have been looking for, give Tom a call today to schedule your personal tour of this wildlife paradise!



Call The Land Man Today!

TOM SMITH, ALC®, BROKER

Tom@TomSmithLand.com

601.898.2772 office | 601.454.9397 cell

112 Village Blvd, Madison, MS 39110



Expect More. Get More.

TomSmithLandandHomes.com

Information is believed to be accurate but not guaranteed.



TOM SMITH, ALC®, BROKER
Tom@TomSmithLand.com
601.898.2772 **office** | 601.454.9397 **cell**



TomSmithLandandHomes.com

Information is believed to be accurate but not guaranteed.



TOM SMITH, ALC®, BROKER
Tom@TomSmithLand.com
601.898.2772 office | 601.454.9397 cell



TomSmithLandandHomes.com

Information is believed to be accurate but not guaranteed.



TOM SMITH, ALC®, BROKER
 Tom@TomSmithLand.com
 601.898.2772 office | 601.454.9397 cell



TomSmithLandandHomes.com

Information is believed to be accurate but not guaranteed.

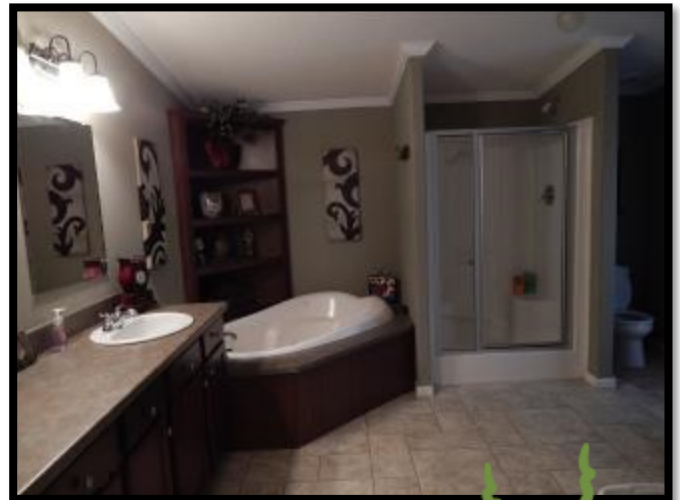
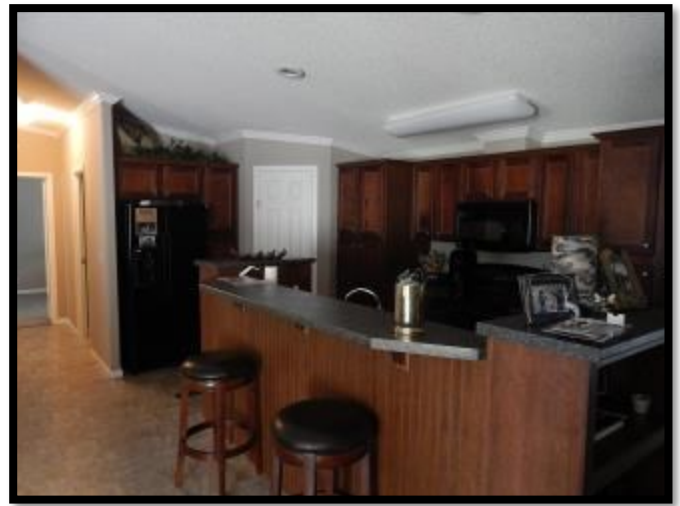


TOM SMITH, ALC®, BROKER
 Tom@TomSmithLand.com
 601.898.2772 office | 601.454.9397 cell



TomSmithLandandHomes.com

Information is believed to be accurate but not guaranteed.

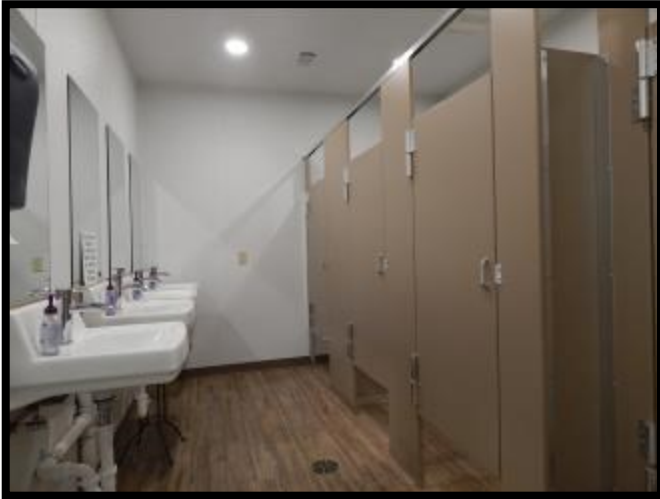


TOM SMITH, ALC®, BROKER
Tom@TomSmithLand.com
601.898.2772 office | 601.454.9397 cell



TomSmithLandandHomes.com

Information is believed to be accurate but not guaranteed.

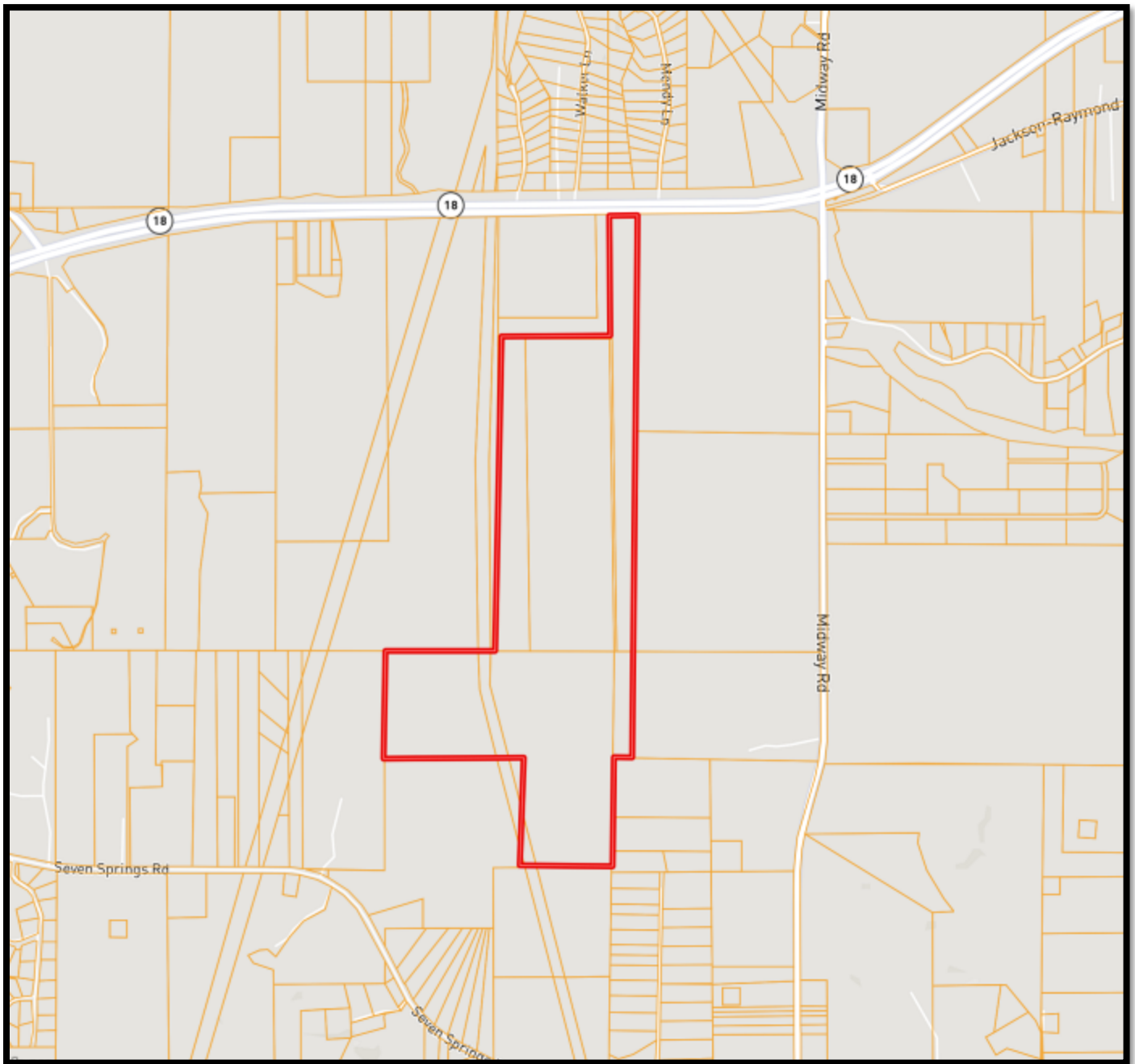


TOM SMITH, ALC®, BROKER
Tom@TomSmithLand.com
601.898.2772 office | 601.454.9397 cell



TomSmithLandandHomes.com

Information is believed to be accurate but not guaranteed.



OWNERSHIP MAP

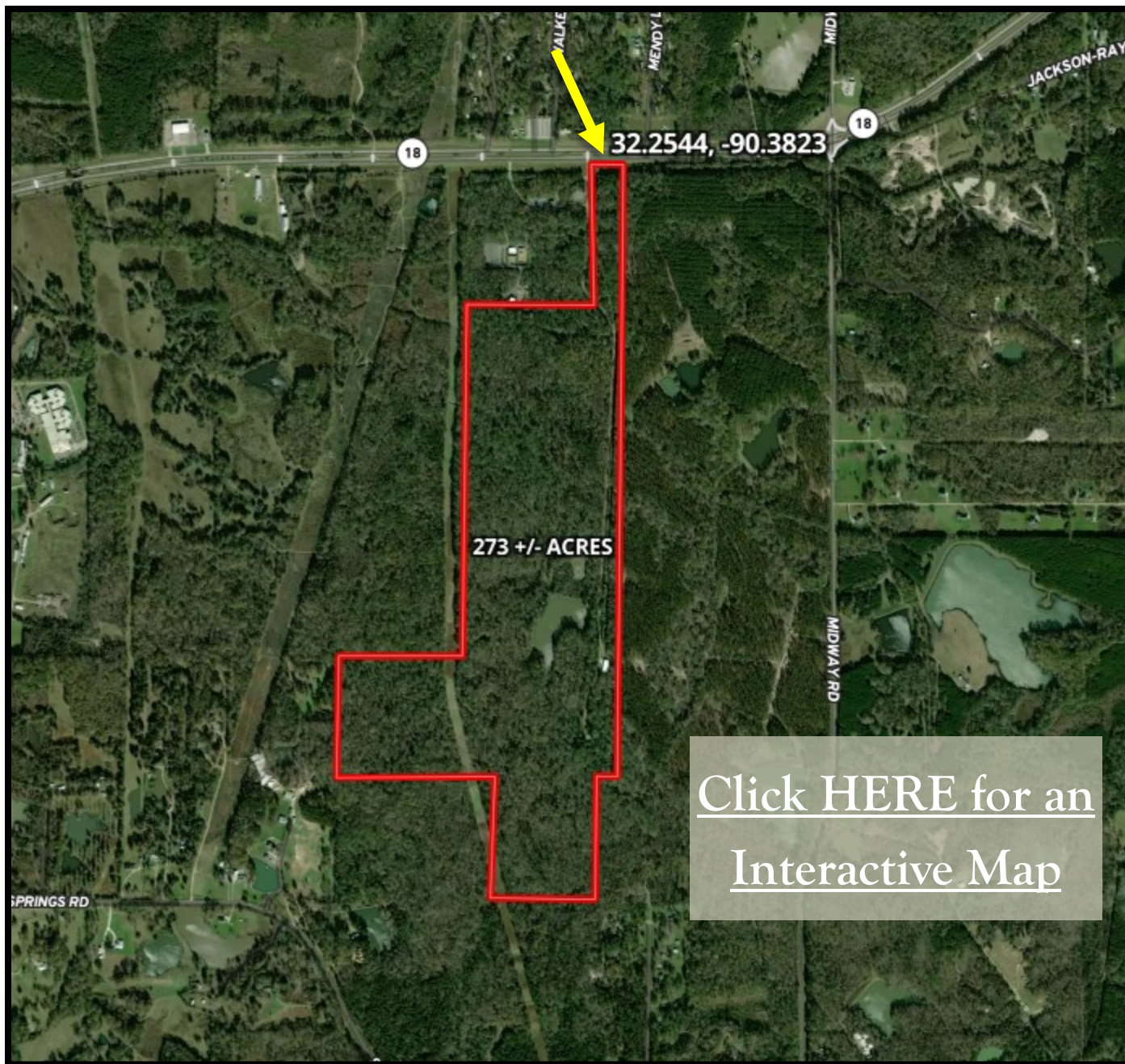


TOM SMITH, ALC®, BROKER
Tom@TomSmithLand.com
601.898.2772 **office** | 601.454.9397 **cell**



TomSmithLandandHomes.com

Information is believed to be accurate but not guaranteed.



[Click HERE for an
Interactive Map](#)

AERIAL MAP



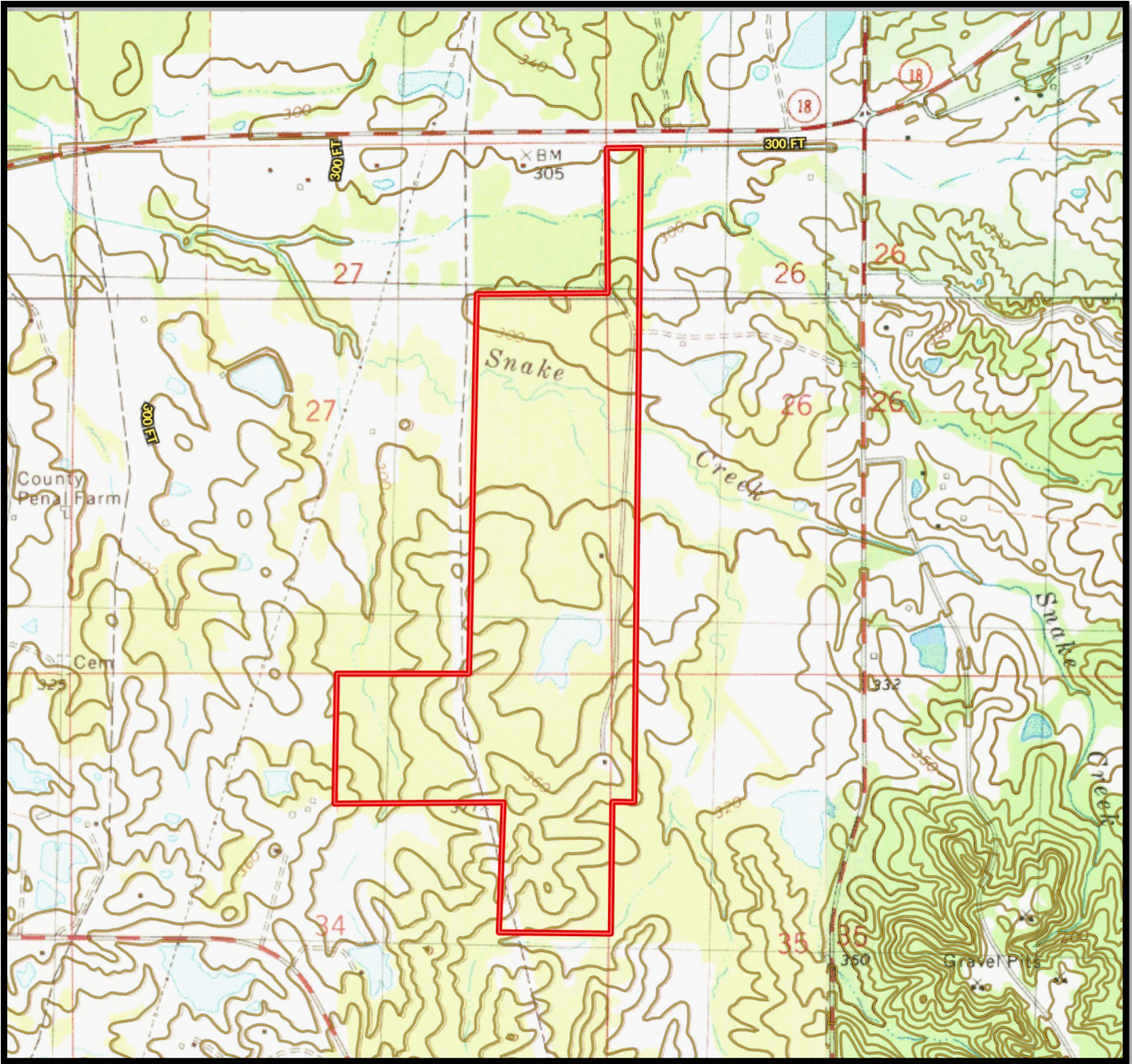
TOM SMITH, ALC®, BROKER
Tom@TomSmithLand.com
601.898.2772 **office** | 601.454.9397 **cell**



Expect More. Get More.

TomSmithLandandHomes.com

Information is believed to be accurate but not guaranteed.



TOPO MAP

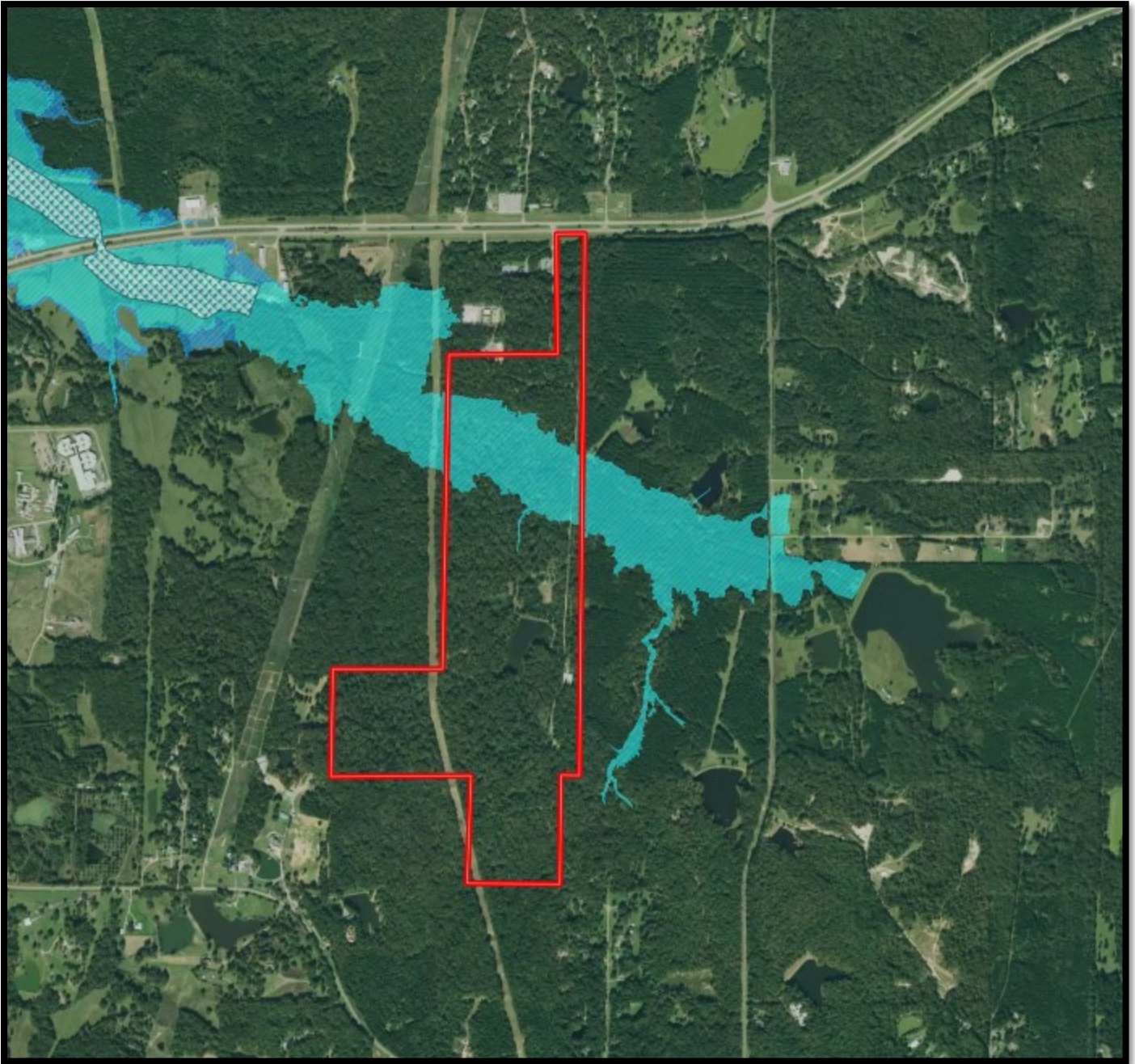


TOM SMITH, ALC®, BROKER
 Tom@TomSmithLand.com
 601.898.2772 office | 601.454.9397 cell



TomSmithLandandHomes.com

Information is believed to be accurate but not guaranteed.



FLOOD MAP

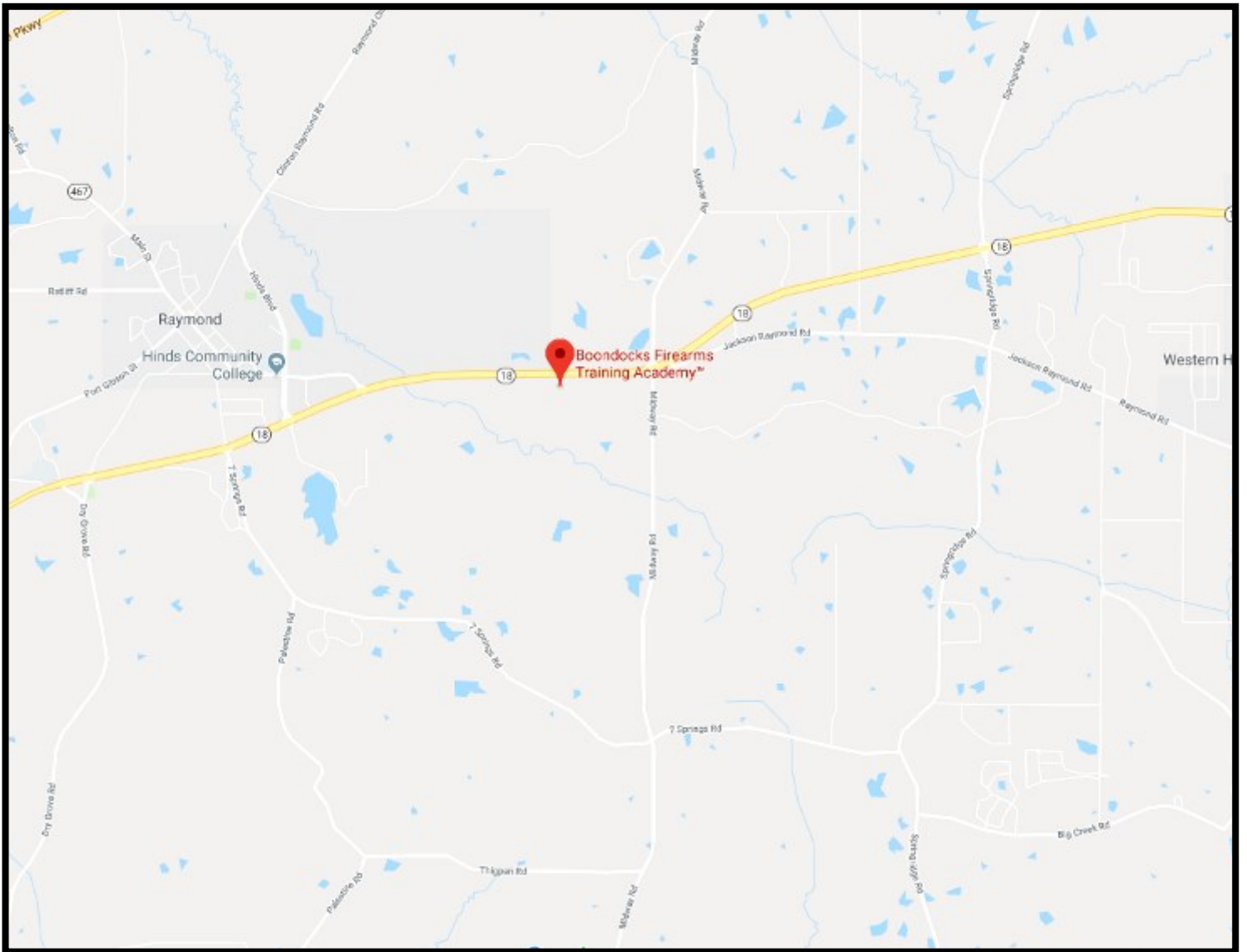


TOM SMITH, ALC®, BROKER
Tom@TomSmithLand.com
601.898.2772 **office** | 601.454.9397 **cell**



TomSmithLandandHomes.com

Information is believed to be accurate but not guaranteed.



DIRECTIONAL MAP

DIRECTIONS: Take I-20 W to exit 40A to merge onto MS-18 W toward Raymond, MS and travel 8.4 miles. Take a sharp left onto MS-18 W and travel 0.4 miles. Property will be on the left. [Click for Google Map](#)



Call The Land Man Today!

TOM SMITH, ALC®, BROKER
Tom@TomSmithLand.com
601.898.2772 **office** | 601.454.9397 **cell**

112 Village Blvd, Madison, MS 39110



Expect More. Get More.

TomSmithLandandHomes.com

Information is believed to be accurate but not guaranteed.