

# SECLUDED RETREAT

*67± Acres in Stone County, MS*



 **\$699,000**

Welcome to your new 67+/- Acre retreat in Perkinston, MS. This Stone County property adjoins approximately 30,000 acres of public land, and the property's crown jewel is a 1,500+/- sq ft open floorplan "Man Cave". This all-wood interior building is breathtaking from end to end, featuring a full bar, a vaulted ceiling, and a custom river stone fireplace. The property features a beautifully remodeled two bedroom one bath home with an open concept kitchen and living room. At the rear of the home is a hot tub looking out to the pond. The pond features a gorgeous pier and fountain and is stocked with trophy bass. In addition to the approximate 2,500 Sq Ft of heated and cooled space, there is 45x30 shop on a slab, lean-to off the shop, well house, and a three-bay shed. A backup Generac generator is installed on the property so you'll never be left in the dark! The 67+/- acres feature various food plots with shooting houses and broadcast feeders in place at each. An established trail system is perfect for navigating the property and takes you from the entrance to this tract. Mature pine timber covers this gently laying parcel except for a hardwood-covered drain cutting across the property. Conveniently located less than 30 miles off the Mississippi Gulf Coast and less than two hours from New Orleans, LA. Pre-approval or proof of funds is required for viewing. Property is ideal for getaway, homestead, or an event space such as a wedding venue. Call Tom or Blake to schedule your private showing today!

1943 Wire Road, Perkinston, MS 39573



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



*Call us today!*



**BLAKE SASSER, REALTOR®**  
Blake@TomSmithLand.com  
601.990.5070 office | 601.757.5027 cell

**TomSmithLandandHomes.com**

Information is believed to be accurate but not guaranteed.







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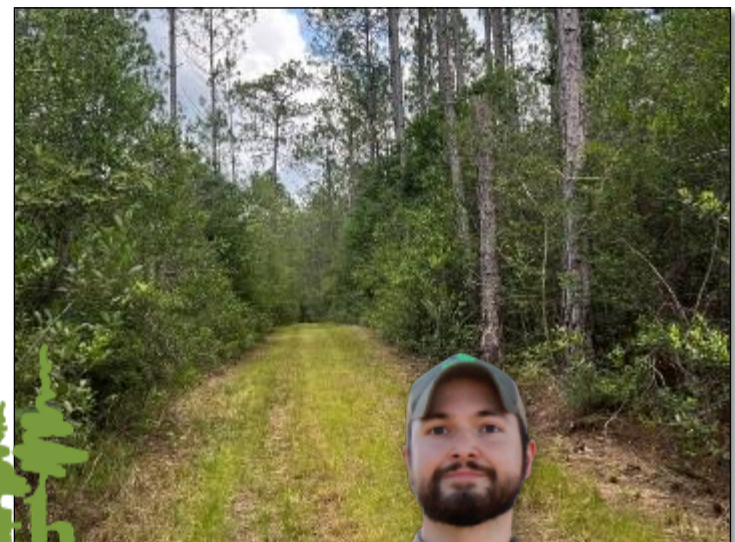
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# AERIAL MAP



[CLICK HERE FOR AN INTERACTIVE MAP](#)



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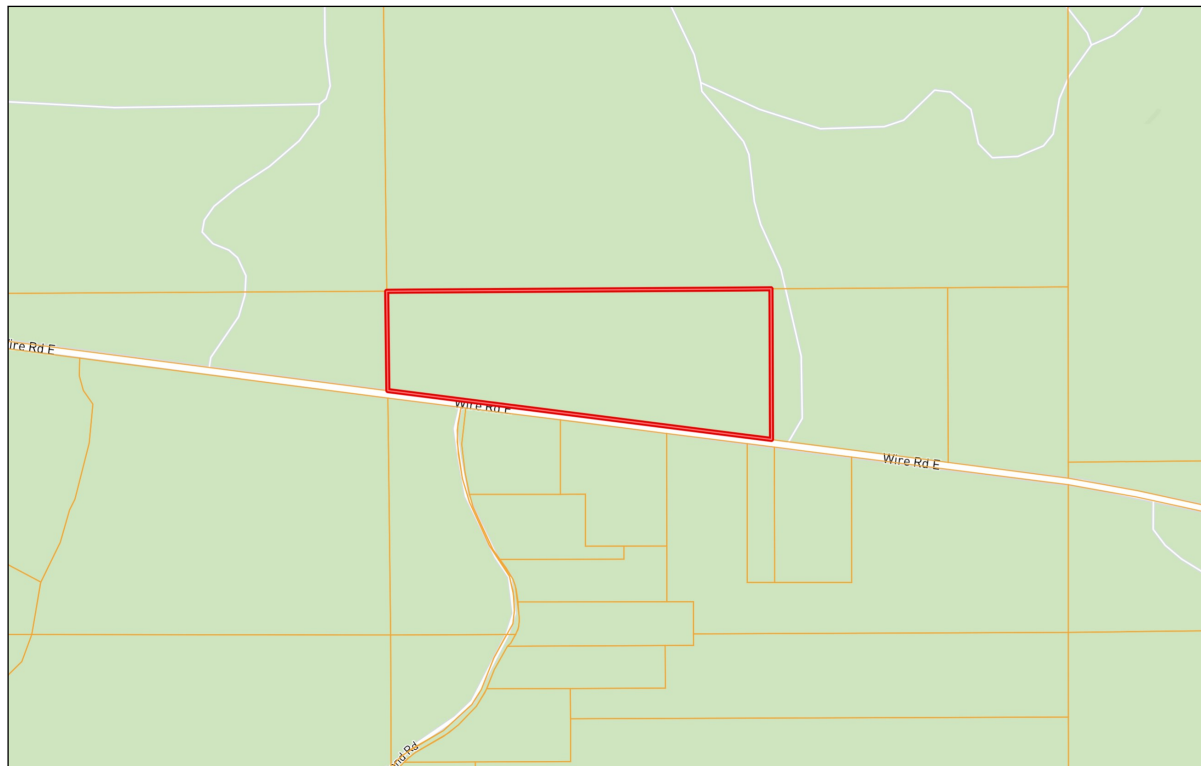
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*OWNERSHIP  
MAP*



*TOPO  
MAP*



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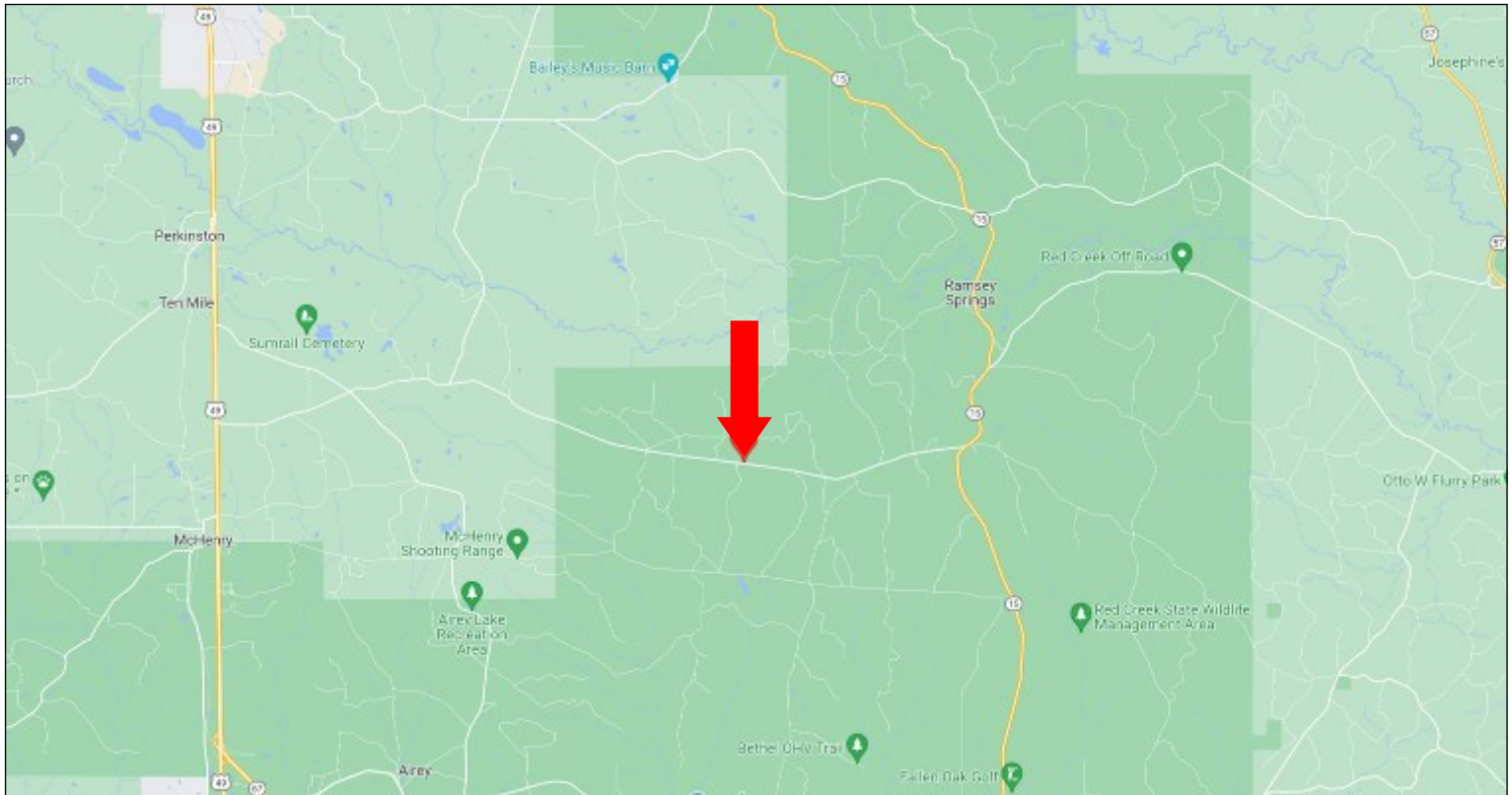
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# DIRECTIONAL MAP



**DIRECTIONS FROM HWY 49 IN PERKINSTON, MS:** Travel Hwy 49 South for 1.9 miles. Turn left on to Sunflower Rd. and travel 2.7 miles. Turn left on to Wire Rd., after 7.2 miles the property will be on your left. 1943 Wire Rd. Perkins, MS 39573



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