

FIVE STAR HUNTING CLUB

1,445± ACRES IN CARROLL COUNTY, MS



\$7,925,000 ★

**WORLD CLASS HUNTING
WITH ALL THE AMENITIES**

- 1,445± Acres in Carroll County, MS
- Only 10 Minutes from Greenwood, MS
- Road Frontage on Highway 7
- 10,000 SF Lodge with Private Suites
- Professional Grade Kitchen
- Access to Sharkey Bayou
- World Class Duck Hunting
- Green Timber Hunting
- Open Field Hunting
- Boat Shed with Enclosed Mudroom
- Trophy Hunting Also Include
- Whitetails and Small Game
- Full-Time Caretaker/Guide
- Professionally Maintained for over 3 Decades!

DRONE LINK



**TOM
SMITH**

ALC®, BROKER

Office: 601.898.2772

Cell: 601.454.9397

Tom@TomSmithLand.com



Call The Land Man Today!

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Information is believed to be accurate but not guaranteed.





5 Star Hunting Club is one of Mississippi's finest examples of a Sportsman's Paradise! It was formed in 1976 by five prominent Mississippi businessmen to pursue their passion for duck hunting. Located in Carroll County, MS, approximately ten miles north of Greenwood, MS, off Highway 7 on Sharkey Bayou. 5 Star is convenient to Mississippi, Tennessee, Alabama, and Louisiana via I-55 and Highway 82. Sportsmen can also fly into the Greenwood Airport, which will accommodate corporate jets and is only thirteen miles from the lodge. Additionally, the camp manager's pick-up at the airport is only a phone call away. The property fronts Highway 7, allowing easy access for your family, friends, and clients. The lodge features five private suites and six bathrooms, allowing each member to have their own suite with a private bath and a walk-in closet. You will find a spacious great room with a fireplace, a professional-grade kitchen, a large dining area, and fantastic, covered porches where all the stories can be told! The caretaker lives on-site in the private caretaker's suite and quarters. Sharkey Bayou is the property's centerpiece and is historical in nature for its duck production. Sharkey Bayou is a natural cypress and tupelo gum break that holds water year-round, growing native moist-soil vegetation for waterfowl food sources. The property includes "green timber" and "open field" hunting, with all the blinds accessible by boat from the covered boat shed at the lodge, and the boatshed has an enclosed mudroom for storing your hunting gear. The property has been professionally managed since its inception, and the history of massive quantity and quality of ducks as well as Mississippi Delta Trophy Bucks, is quite impressive.

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In addition to the excellent duck hunting, 5 Star offers approximately 1,445± acres of trophy whitetail deer, turkey, dove, hog, and small game hunting. **The history of the hunting success is like the name - FIVE STARS!** The property has been maintained, cared for, and managed for maximum duck productivity for over four decades! Its proximity to Greenwood offers fine dining at the Crystal Grill, Lusco's, Giardina's, and numerous other famous Delta Restaurants. The club has five owners; only two have changed in its 33-year history. This is the first opportunity to own the world-famous 5 Star Hunting Club since its formation in 1976.

The full-time, year-round manager/guide manages all the duties of maintaining the hunting lodge, duck blinds, deer stands, food plots, camp vehicles, boats, motors, and equipment. All you need is the love of the outdoors and the passion for hunting; everything else is taken care of for you! There are approximately 1,000± acres of water and 450± acres of mature hardwood timber. The road system throughout the hardwoods is extensive, and there is a well on the south line of the property, which you can flood the structures to the southern half of the property if needed.

This is a once-in-a-lifetime opportunity to own this property, as it has never been available for purchase in its Five Star History. This one-of-a-kind jewel is perfect for a group of friends or a corporate retreat. There is plenty of room for expansion around the lodge area for additional lodges and individual cabins if one wants more space. However, this property will not last long, so call Tom Smith to schedule your private showing of this world-class hunting property!

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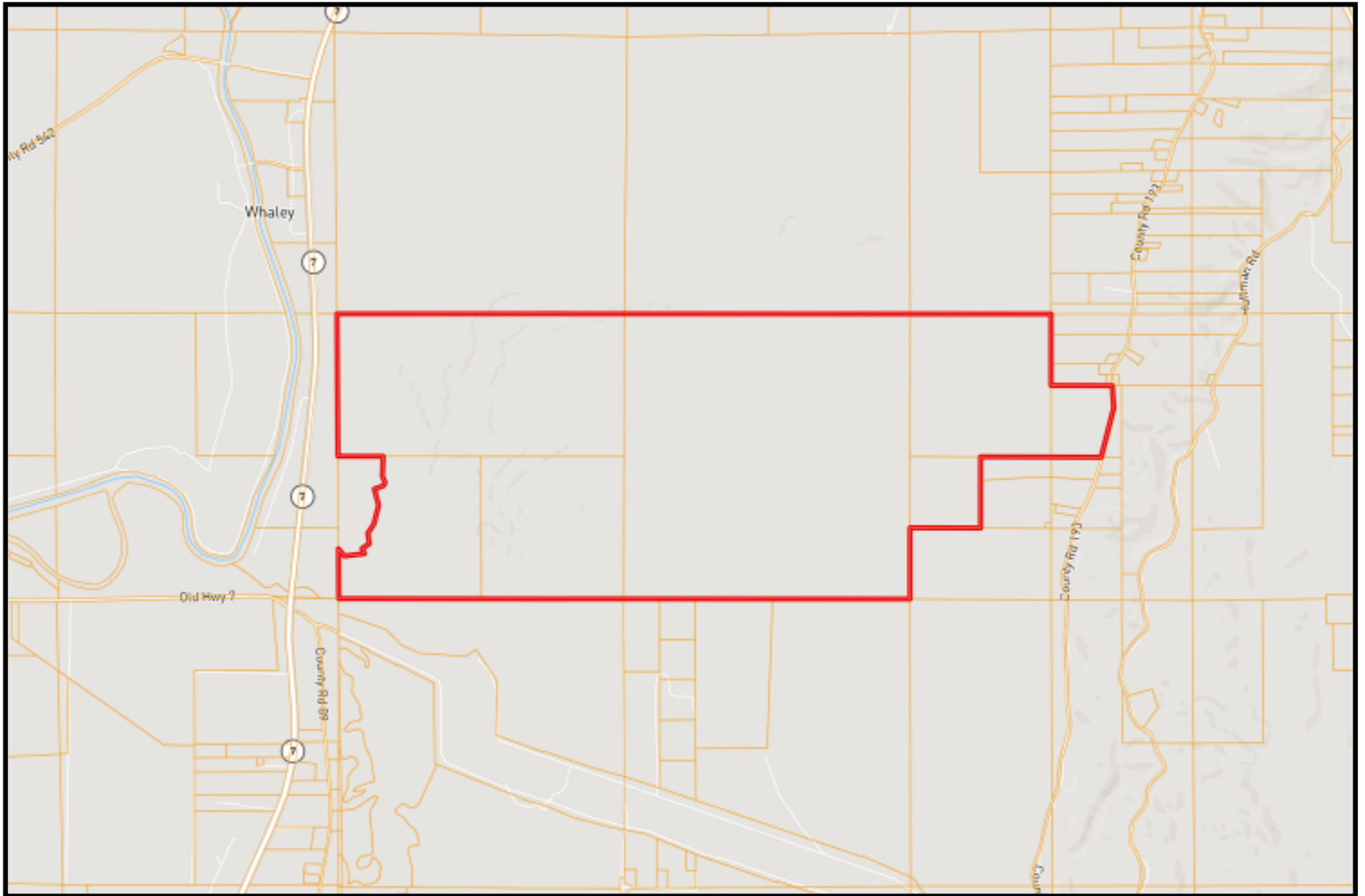


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Ownership Map



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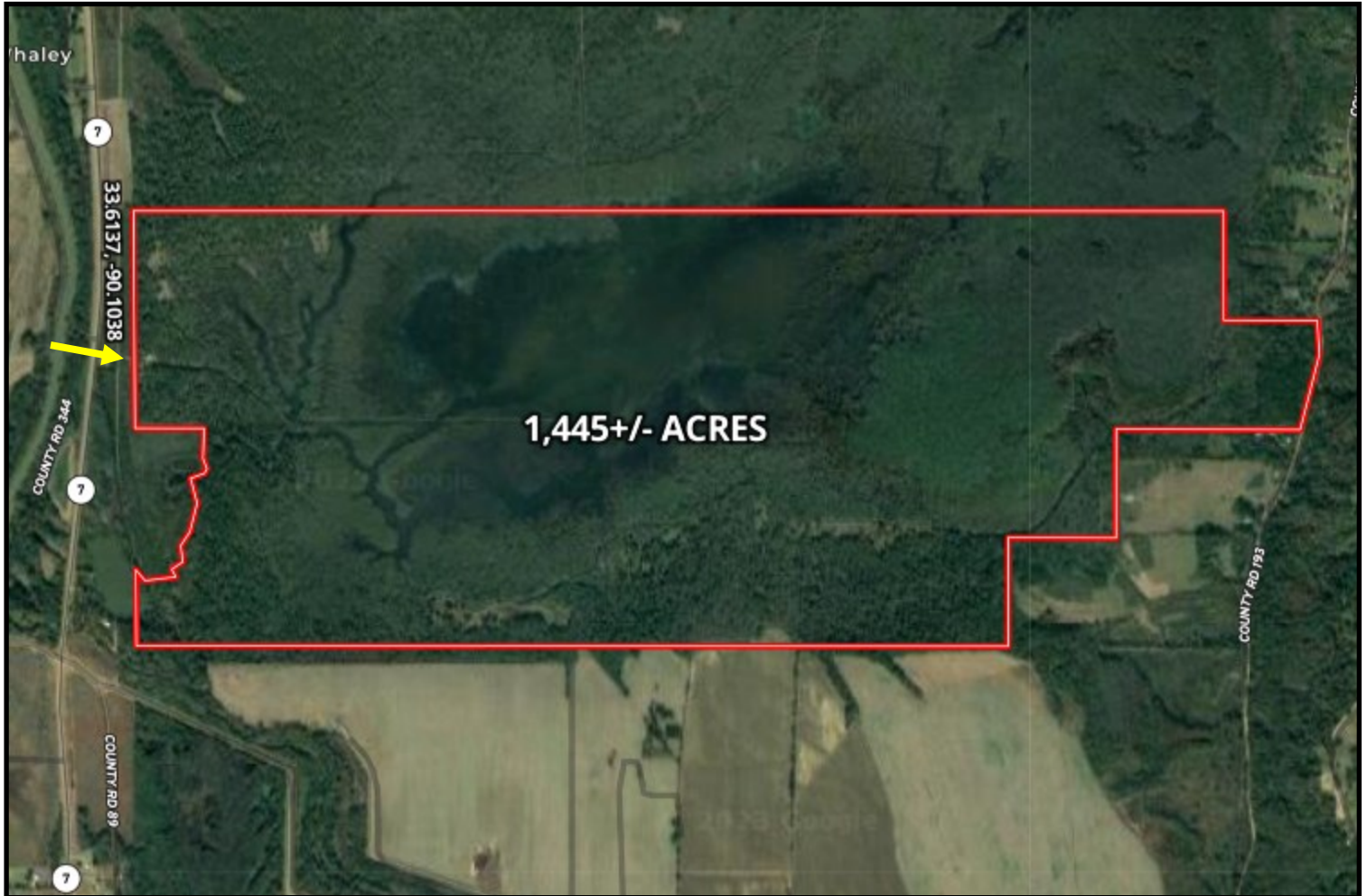
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Aerial Map



[Click Here for an Interactive Map](#)

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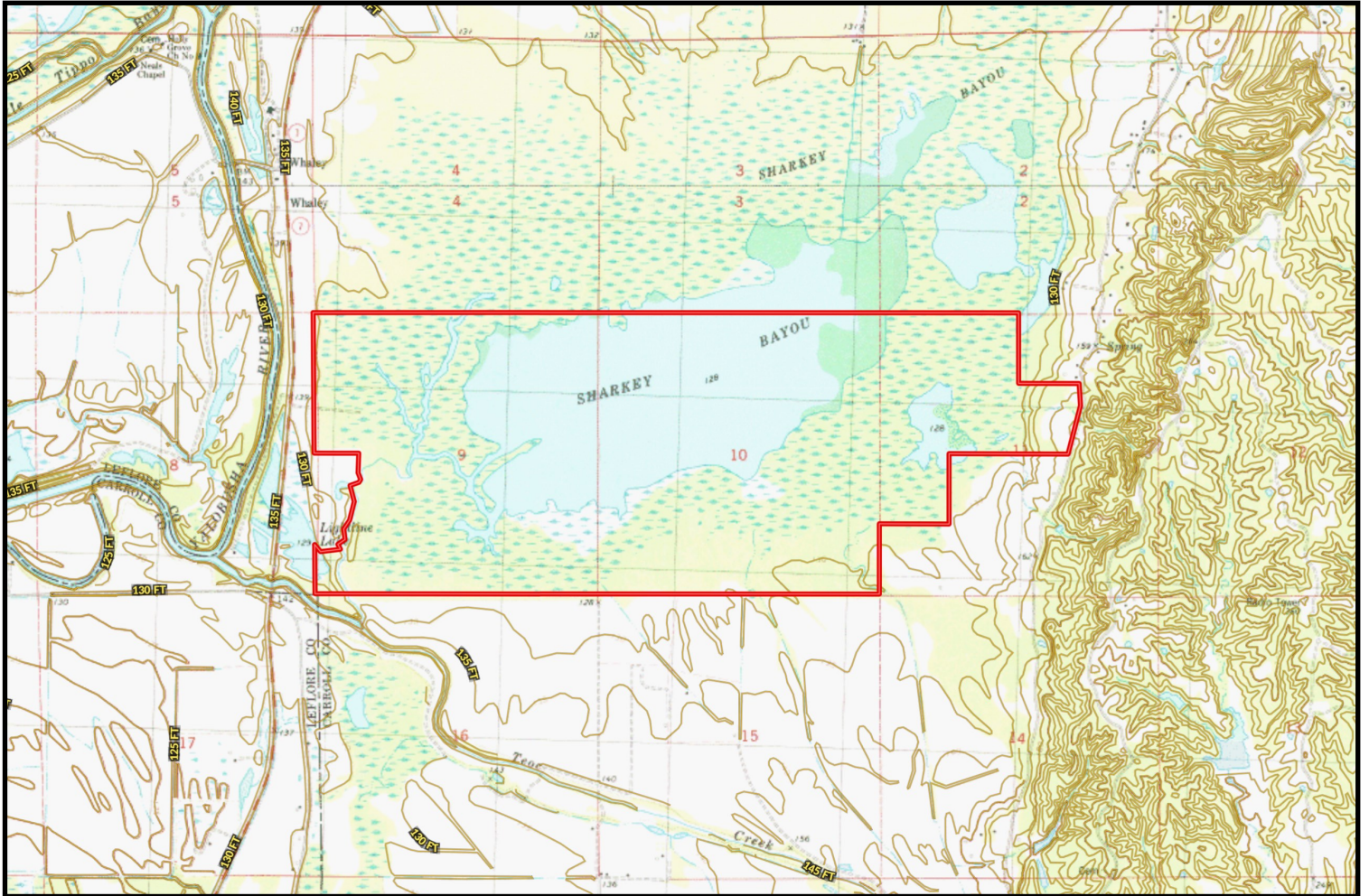


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Topo Map



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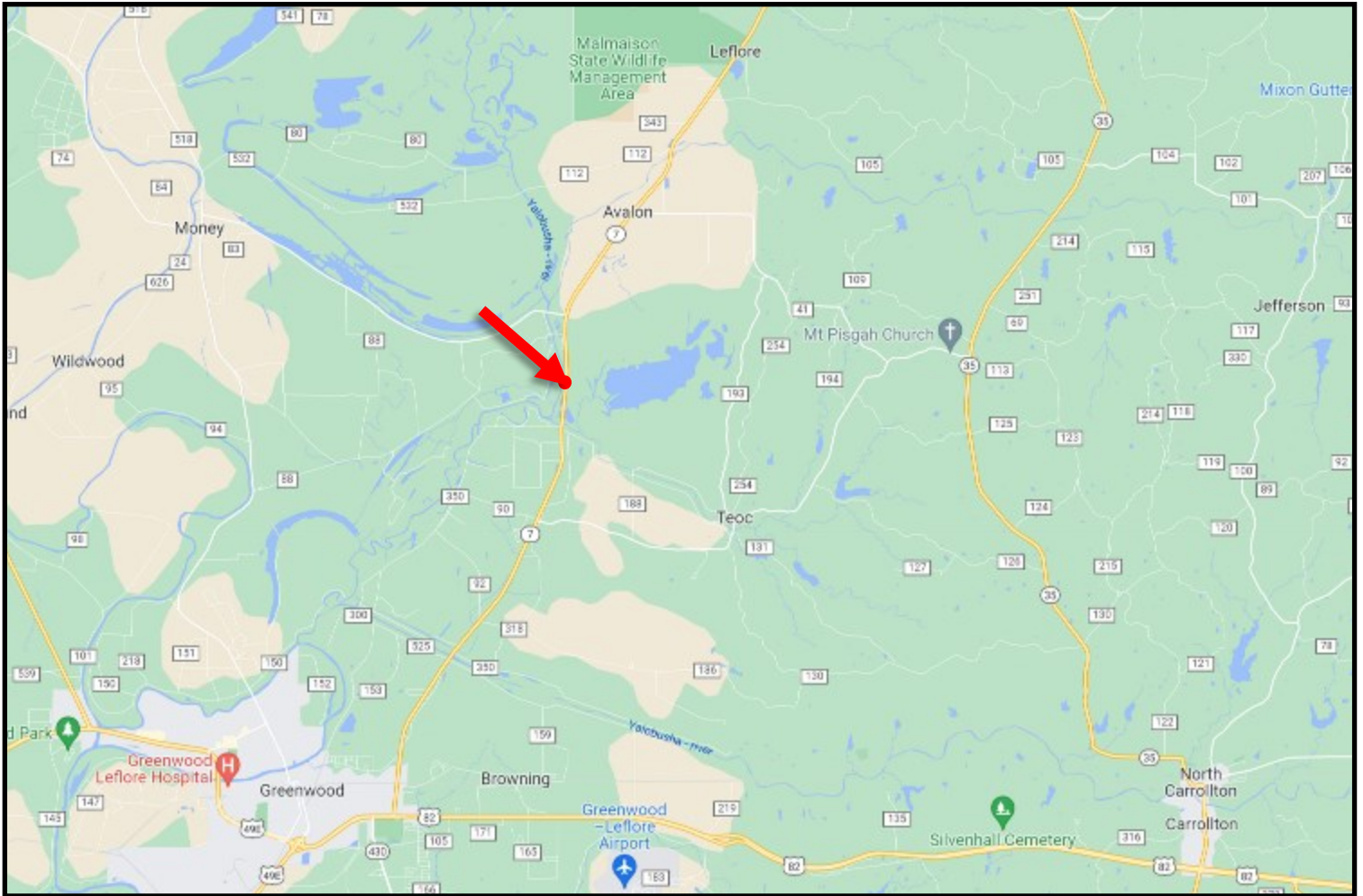
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Directional Map



Directions from Highway 82 and Highway 7 in Greenwood, MS: Travel Highway 7 North for 8 miles. The entrance to the property will be on your right.

GOOGLE MAP LINK



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