



Fitler Farms

3,220± Acres in Issaquena County, MS



\$12,500,000

Fitler Farms is on 3,220+/- acres in Issaquena County, which checks all the land lovers boxes! As you enter the property, you are greeted by the 7,000+/- square foot lodge, which features 23 bedrooms, a large covered den with an assortment of mounts, a large commercial kitchen and dining area, and a wet bar with a sitting area to relax in and enjoy visiting with your hunting colleagues. This is just the beginning of what this property has to offer! Near the hunting lodge is a large metal building to park your ATVs and a covered skinning rack with a walk-in cooler to store your game. Many roads allow access to all parts of the property, and the large grass fields are planted to attract the abundant deer herd. The previous members have been on a strict age class management program, which is evident from the game photos. The potential for mature trophy bucks is endless as you hunt in the many comfortable shooting houses strategically placed with great shooting lanes and views. Turkeys are also abundant, with a flock of young jakes that will provide a great future. Some natural sloughs and areas will hold water and attract waterfowl. Steele Bayou winds throughout areas of the property as well. The opportunity this historic hunting area provides is endless. You can hunt many small game, deer, and waterfowl in one place. Fitler Farms is a top-notch hunting property that will give unlimited enjoyment for years to come and is ready for new owners to do so. Get a few friends together to purchase this fantastic property or run it as a hunting club like the previous owner. The possibilities are truly endless. Call Bruce for your private showing today!



Call me today!

BRUCE WEST, REALTOR®
Bruce@TomSmithLand.com
662.441.2500 office | 662.873.3007 cell



TomSmithLandandHomes.com

Information is believed to be accurate but not guaranteed.



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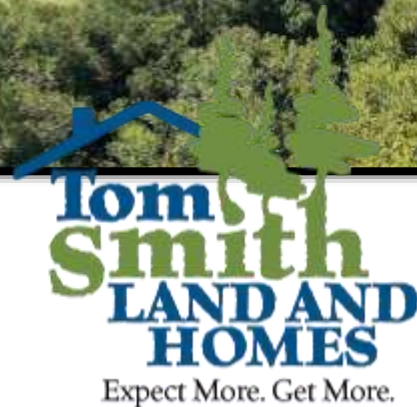
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AERIAL MAP



Click [HERE](#) for an Interactive Map

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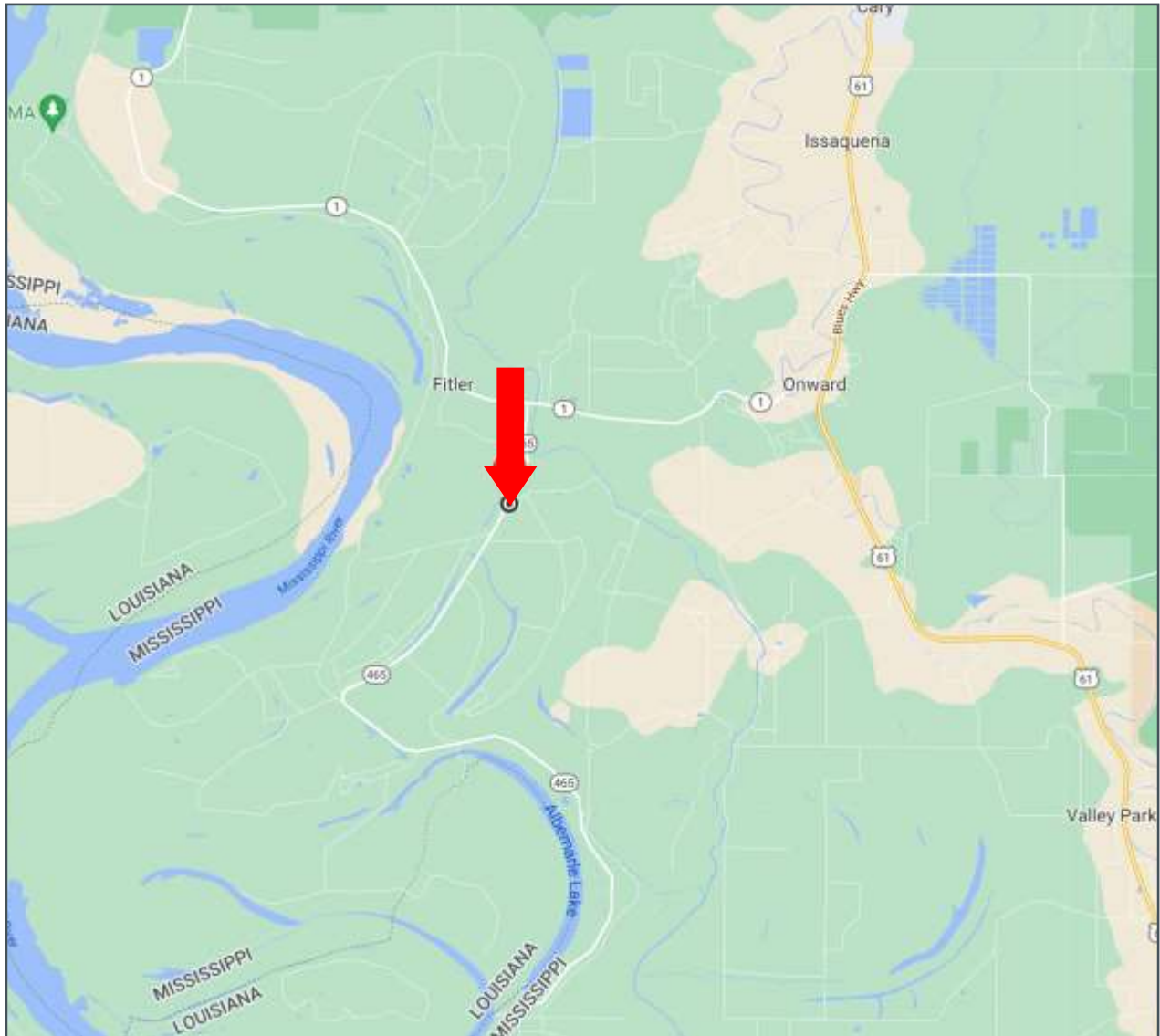
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DIRECTIONAL MAP



DIRECTIONS FROM THE INTERSECTION OF HWY 61 AND HWY 1 IN ONWARD, MS: Travel Hwy 1 for 4.7 miles. Turn left onto Hwy 465 and travel 1.7 miles. The entrance to the property will be on your left. [GOOGLE MAP LINK](#)



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