



This is a very nice poultry broiler farm that has a great income history. The farm is located just east of Magnolia, MS. The farm comes with 60 acres, 4 poultry broiler houses that are 44' x 500', a litter shed, a 3 bedroom 2.5 bath residence and a small barn. The poultry houses were built in 2007 and have been updated. They are solid wall construction with drop ceilings. They have Chore-Time equipment, Plasson Drinkers, Farm Alarm, vent machines, direct spark brooders, Acme fans and 65' of cool cells. The poultry operation has a compost/litter shed, incinerator, 2 wells, 1 generator and a nice equipment storage room. There is plenty of room on the property to add a couple of new poultry houses. The farm has a long term contract with one of the largest poultry companies in US. The farm grows a chicken that averages weight of 7lb average. This farm is always one of the top produces and makes above average pay each flock. Please call to make an appointment to see farm.

6026 Emerald State Line Rd, Magnolia

31.068717, -90.362722 GPS



**\$1,250,000**

60 Acres  
 MLS #134111  
 UC #23042-34111



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