



64.5+/- Acre Recreational Getaway

Simpson County, MS



\$160,000

Are you looking for a recreational getaway close to the Pearl River? This 64.5+/- acre parcel in Harrisville may be just the place you're looking for, being located only 2,500+/- ft from the river and only 8 minutes from the Pearl River Public ramp on Highway 28. Except for 0.2+/- acres, this parcel is outside of the FEMA Floodplain. The front half of the property consists of Pine timber planted in 1995 that has been thinned only once. The rear half of this tract consists of similar sized timber as the front with scattered hardwoods. The clay and sand mixed creek traversing this tract provides clear flowing water all year long. Some old trails and fire lanes could be easily revitalized for UTV/ATV use. An electric line dissecting this property makes for an ideal food plot location. There are multiple sites to build that dream home or there is a 1930's built home on the property consisting of approximately 1,632+/- Sq Ft that would make a great renovation project. This home contains beautiful hand cut lumber harvested from this property with some recent renovations, located on Old River Road in Simpson County, MS. Community water is available through SW Rankin Water Association and electricity is on site through Southern Pine. Call Blake to schedule your tour today!

Directions from the intersection of Highway 27 and Highway 28 at Georgetown, MS: Drive east on MS-28 E and travel for 2.8 miles. Turn left onto Old River Road and travel for 5.6 miles, the property will be on your right.



Call me today!

BLAKE SASSER, REALTOR®
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 601.990.5070 office | 601-757-5027 cell



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Information is believed to be accurate but not guaranteed.



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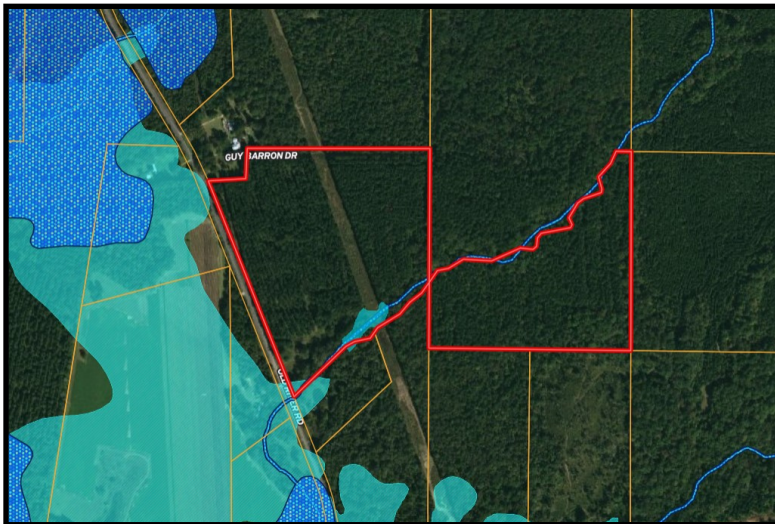
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Aerial Map



Flood Map

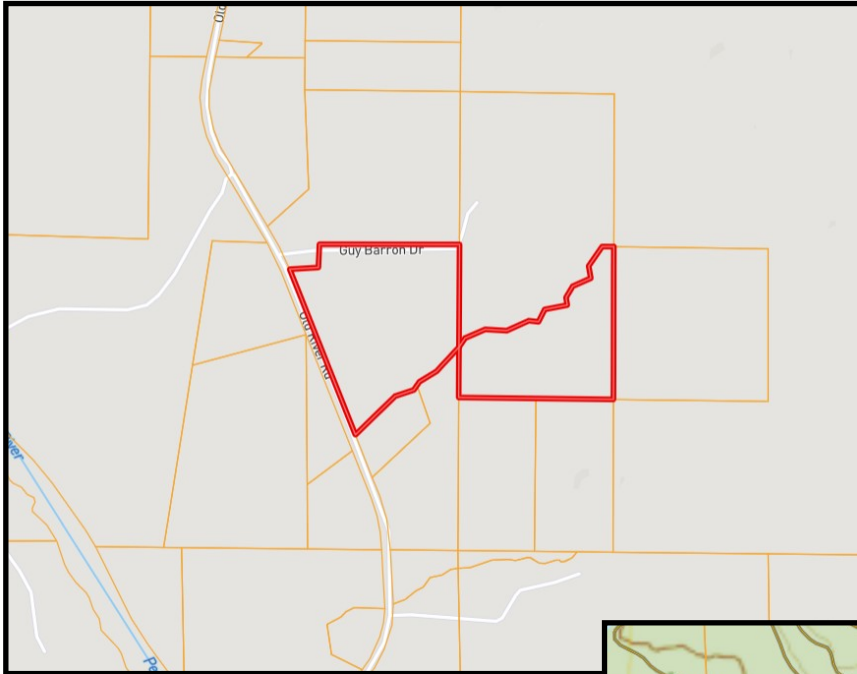


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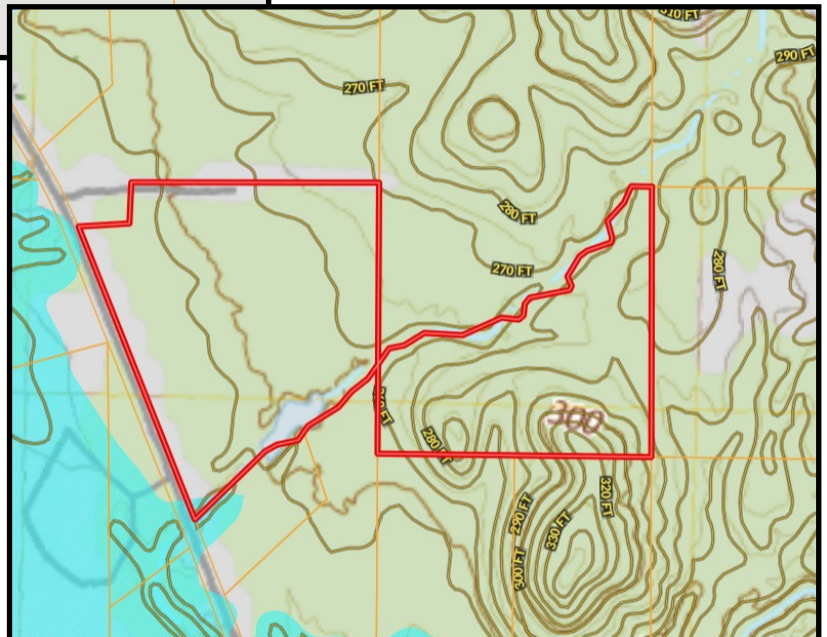
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Ownership Map



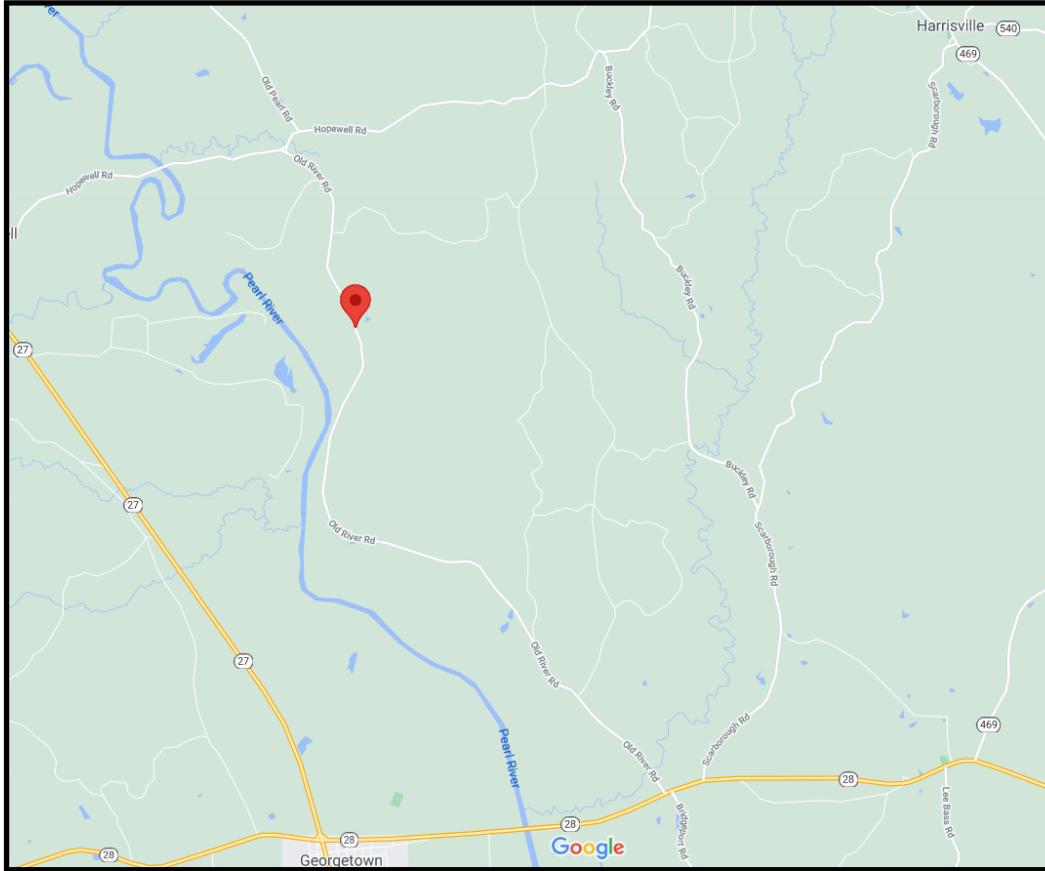
Topo Map



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Directional Map



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