

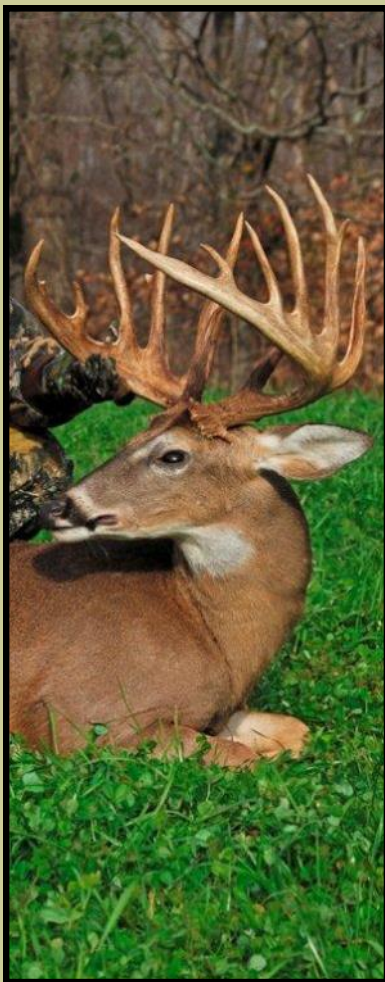
OFFERED BY:



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Oak Grove 175 acres Holmes County, MS



This scenic and beautiful property is located in the hills of Southwest Holmes County, near Hillside National Wildlife Refuge. The property offers rolling hill terrain with open fields, hardwood bottoms and ridge top timber. The property is surrounded by one land owner making this property excellent for trophy whitetail management; which has been proven time and time again. The Holmes County record whitetail was harvested on this property in 2008 grossing 192 inches and netting 171.48 Boone & Crockett official measurement... Situated well off the county road the property includes a very nice lodge; well furnished and ready for use. Recreational opportunities include trophy whitetail hunting, turkey, small game, fishing or horse back riding on the extensive network of trails and ATV roads... This very unique property is perfect for intense wildlife management and total family recreation...

Size & Location: 175+/- acres, Section 20 & 29, Township 14N, Range 1E Holmes, County Mississippi

Improvements:

- Lodge 1,800 +/- Sq. Ft. with all furnishings & appliances
- Shooting house & Ladder stands
- Maintained pasture, fields & food plots
- Well improved road system
- Large covered shed building
- Gated entry point from the county road
- Small pond

Timber & Acreage Breakdown:

- Mixed mature hardwood and natural pine timber (130+/- acres)
- 45+/- acres open lands (*fields, plots & wildlife clearings*)

\$515,000.00





