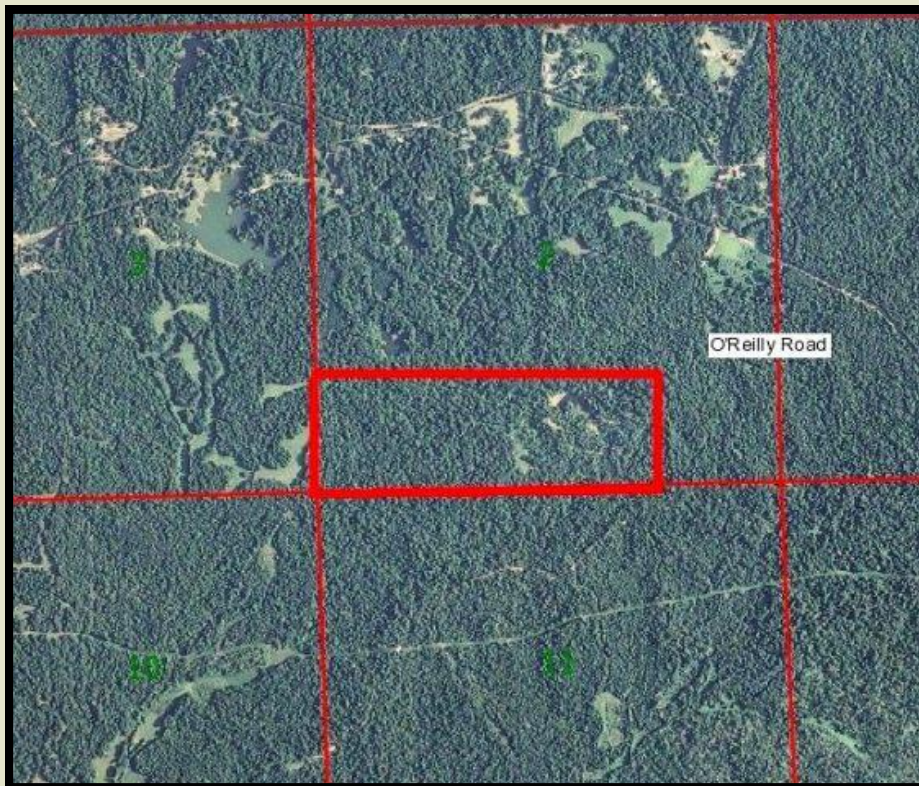




O'Reilly Road 120

120 ac. +/-

Yazoo County, MS



120+/- beautiful acres fronting on O'Reilly Road in the gently rolling hills of Yazoo County north of Benton and only 25 miles from the Highway 16 exit off I-55 and 15 miles from Yazoo City. Outstanding deer, turkey and squirrel hunting. 106+/- timbered acres valued at \$988 per acre in recent timber cruise. 4+/- acre fishing pond stocked with Florida bass and catfish for summer fun and holds some mallards and woodies during duck season. Well-developed interior road system with frontage on county road and food plots throughout. Rustic but very comfortable 3BR, 1BA cabin with loft that comfortably sleeps 6 guests.

If you are looking for outstanding deer, turkey and squirrel hunting and great fishing with an excellent hardwood timber investment and a cool cabin at a great price, THIS IS THE PLACE!

Priced to sell at **\$2850 per acre** including \$24,000 seller allowance for electricity and shipping container. All stands, feeders, and lodge furnishings; including custom made cypress dining table- are included in the sale.

Adjoining 166 acres can be bought with the 120 or separately.

Call T. Logan at 601-259-4789 to schedule your showing of this beautiful hunting, fishing and hardwood investment property.

\$2850 per acre

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