

NARON CREEK

309.24 Acres

Chickasaw County, MS



CONTACT:
J. PARKER SARTAIN
601.506.2398
psartain@sartainsheritage.com

Sartain's Heritage Properties
106 First Choice Drive
Madison, MS 39110
Phone: 601-856-2720
Fax: 601-853-6765
www.SartainsHeritage.com

Situated on the east boundary of Calhoun County adjoining Chickasaw County is Naron Creek consisting of 309.24 acres in Sections 13 and 24, Township 14 South, Range 1 East. The property timber attributes are 114 acres of one year replanted pines, 60 acres of thirteen year pines, 38 acres of eighteen year pines and 98 acres of hardwoods along the Naron Creek Bottom, only one third of a mile south of the Yalobusha River. Surrounded by both hardwood and pine bottomlands and farmland the tract is well suited to grow trophy Whitetails in the 140 to 150 class Boone and Crockett. Fronting County Road 452 only 3 miles south of Vardaman, 7 miles west of Highway 15 Houston Bypass and 48 miles from Oxford, the tract is well located with utilities available for construction of a hunting cabin.

This property is also only minutes from both the Calhoun County WMA and the Chickasaw County WMA with thousands of acres of public hunting nearby.

\$1950 per acre/ \$603,018

