



Brandt Watson
bwatsonuc@outlook.com
Office: 601.250.0017
Cell: 601.341.8618
SouthernStatesRealty.com



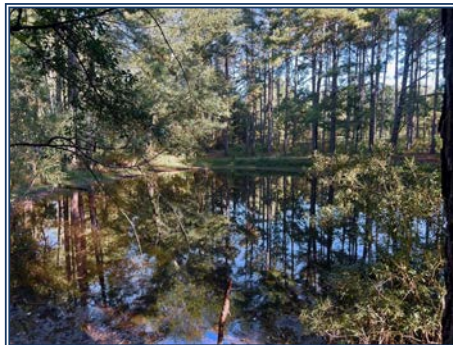
**Southern
States Realty**



Don't miss this exceptional opportunity to own 80 acres of prime land in the highly sought-after Smithdale, MS! This diverse tract is an excellent turkey and deer hunting tract and has been meticulously managed, showcasing mature white oaks and hardwoods along with well-maintained stands of mature pines ready for harvest. An additional 15+- acres of younger pines are prepared for their first thinning, adding future investment potential. Conveniently located just 1.5 hours from Baton Rouge, LA, 10 minutes from Liberty, MS, and 20 minutes from downtown McComb, MS, this property is perfect for building your dream home or creating a tranquil hunting retreat. Act fast—opportunities like this don't last long! Call today before it's gone!

Westbrook Road, Smithdale, MS

31.295590, -90.677020 GPS



\$400,000

**80± Acres
MLS #143300**

