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**Southern  
States Realty**



Welcome to Lonesome Dove Farms, a premier 525± acre deer and duck hunting property in the heart of Sportsman's Paradise, with additional acreage options available up to 1,196± acres. Ideally located between the Mississippi and Tensas Rivers—one of the South's most sought-after regions for trophy wildlife—this tract is known for producing 160–170" whitetails annually thanks to meticulous management for mature deer and strong turkey populations. The 5,000+ sq ft lodge features 6 beds, 5 baths, custom finishes, and spacious indoor and outdoor gathering areas, along with a dedicated cooking space perfect for entertaining. The property offers 131 acres of CRP generating \$13,000 annually, big hardwood timber, duck holes, large food plots, and an open field for dove season, plus excellent internal roads. Two fully enclosed shops provide over 14,000 sq ft of covered space, including equipment storage, a heated area, and a walk-in cooler for processing. Surrounded by like-minded landowners managing for quality deer and cared for over 25 years, this turnkey tract is a rare opportunity that checks all the boxes.

**1803 Highway 573, St. Joseph, LA**

**31.97774, -91.43552 GPS**



**\$3,500,000**

**525± Acres  
6 Bed/5 Bath**

