



# Yockanookany River Bottom Recreation & Hunting

385 +/- Acres (\$1,650/acre) | Leake County, MS | \$635,250



## ADDRESS

Saint Anne Road  
Carthage, MS 39051

## LOCATION

Located on the West side of Saint Anne Road, South of the Red Dog Road and Saint Anne Road intersection.

## PROPERTY SUMMARY

This 385-acre tract in Leake County boasts some excellent future investment and wildlife opportunities! Located just West of Carthage between Hwy 25 and the Natchez Trace, with access off of Saint Anne Road. Deer and turkey sign is everywhere in this place! Majority of the timber has recently been harvested, which offers the next owner a blank canvas property to make their own. Ready to be replanted or let grown up to provide excellent bedding and cover for wildlife, especially deer. Accessed via deeded easement from Saint Anne Road. Also surrounded by mostly large landowners who are interested in managing their deer herd. Seller just put in a great internal road system on the property, allowing someone to see every inch of this tract. There are also sloughs all over the place, providing some diversity and scenic views! Miles of frontage on Shiola Creek and less than a mile from the Yockanookany! Make this place yours for the hunting season this winter!

[nationalland.com/listing/hardwoods-trophy-bucks-cypress-sloughs](https://nationalland.com/listing/hardwoods-trophy-bucks-cypress-sloughs)



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