

UNDER CONTRACT



Black Creek Duck Hole Property

139.5 +/- Acres (\$2,975/acre) | Lamar County, MS | \$415,012



ADDRESS

00 Hwy 589
Hattiesburg, MS 39402

LOCATION

From Bellevue (Hwy 98/Hwy 589 intersection) Turn south on Hwy 589 and go 3.3 miles to the Property on the right.

From Purvis (I-59/Hwy 589 intersection) Turn west on Hwy 589 and go 11.7 miles to the Property on

PROPERTY SUMMARY

This rare find along Hwy 589 and Black Creek has 1/2 mile of road frontage and 0.6 miles along the creek, with a good mix of older hardwoods and pine for a diverse property. An old rail grade has historically created 22 acres of duck and aquatic habitat with 6 acres of open water. Located just minutes from major residential developments and shopping in Lamar County, this tract is convenient for outdoor recreation or residential use. North end of the property is uplands with a good location for a homesite; utilities are available along the highway. Food plots are scattered about to provide hunting opportunities. Please call Mark Anderson at (601) 596-2207 for more information.

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