

SOLD



Okannatie Creek 239

239 +/- Acres | Union County, MS



ADDRESS

0 County Road 87
New Albany, MS 38652

LOCATION

From Ingomar:

Head west on CR 101

In approximately 1.7 miles, turn left
onto CR 47

In approximately 1.7 miles, turn left
onto CR 87

In approximately .4 miles, the

PROPERTY SUMMARY

Welcome to the Okannatie Creek 239! This diverse tract would make an excellent recreational timber investment! Located in the Little Tallahatchie River bottom, the fertile soils that run throughout this property would be sure to provide quality hunting, recreational, and timber investment possibilities! The tract is nearly split by approximately 2,900' of the beautiful Okannatie Creek.

Partly situated in Union & Pontotoc Counties, the 109 +/- acres north of Okannatie Creek predominately consists of ~3-year-old natural regeneration while the south 120 +/- acres contains a solid inventory of merchantable bottomland hardwood timber! Upon walk-through, Poplar, Sycamore, Pine & Swamp Chestnut are the predominant species identified. An 8 +/- acre gas line ROW transverses across the northwest portion of the property providing an excellent location for a wildlife food plot.

This property is accessed by a deeded easement extending from County Road 87.

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National Land Realty
270 CR 1742
Saltillo, MS 38866
NationalLand.com

Dustin Clardy
Office: 662-493-3194
Cell: 662-322-4861
Fax: 662-796-3618
dclardy@nationalland.com

Tom Monaghan
Office: 662-506-4769
Cell: 662-312-7687
Tmonaghan@nationalland.com

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