

61± Acre Recreational Tract

Leming Road

Simpson County, Harrisville, MS



\$240,950



Expect More. Get More.

Property Information

Location:

- Leming Road, Harrisville, MS

Coordinates:

- 31.9636, -90.02115

Property Use:

- Recreation
- Hunting
- Pine & Hardwood Mix

Property Highlights

- 61± Acres
- 50± Acres of IP Loblolly Pines
- 8± Acres of Hardwood
- Harper Creek Lies Along the Eastern Border
- Good Internal Road System
- Road Frontage
 - 377± ft. on Leming Road
 - 361± ft. on Highway 540
- Water & Power Available on Leming Road



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**TOM
SMITH**

ALC®, BROKER

Office: 601.898.2772

Cell: 601.454.9397

Tom@TomSmithLand.com

**Call The Land Man
Today!**



The Property

61± Acres

This 61± acre tract on Leming Road offers an outstanding recreational and hunting opportunity, located just east of Harper Creek. The property features approximately 50 acres of 9-year-old, second-generation IP Loblolly planted pines, along with 8 acres of hardwood SMZ bordering the creek. A well-established internal road system provides excellent access for hunting and riding 4-wheelers throughout the tract. With 377 feet of frontage on Leming Road and 361 feet of frontage on Highway 540, the property offers convenient access from both Leming Road and Highway 540. Deer sign is abundant across the property, making it a highly attractive hunting tract. Water and power are available along Leming Road, adding to the property's versatility. Several potential building sites are available, as only about 1/3 of the property lies within the Harper Creek flood plain. Call Tom Smith today for more information and viewing instructions!



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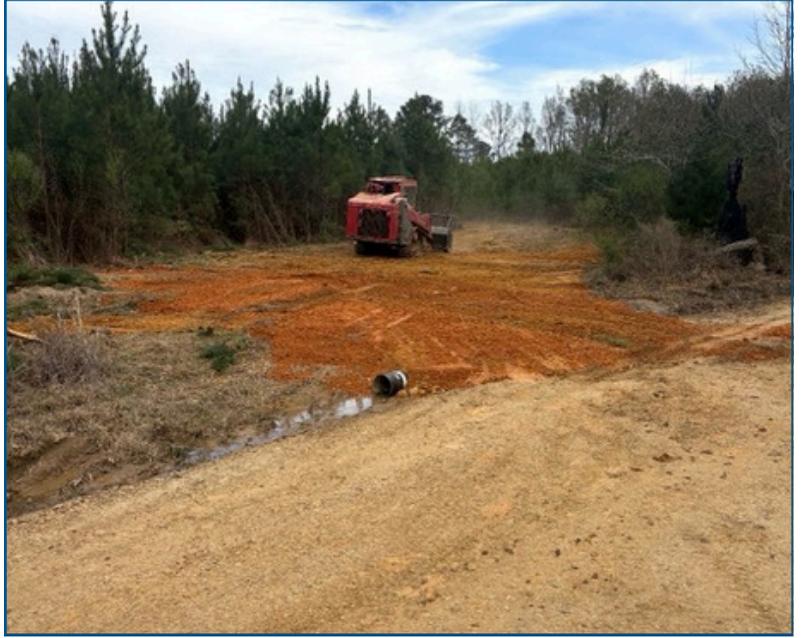
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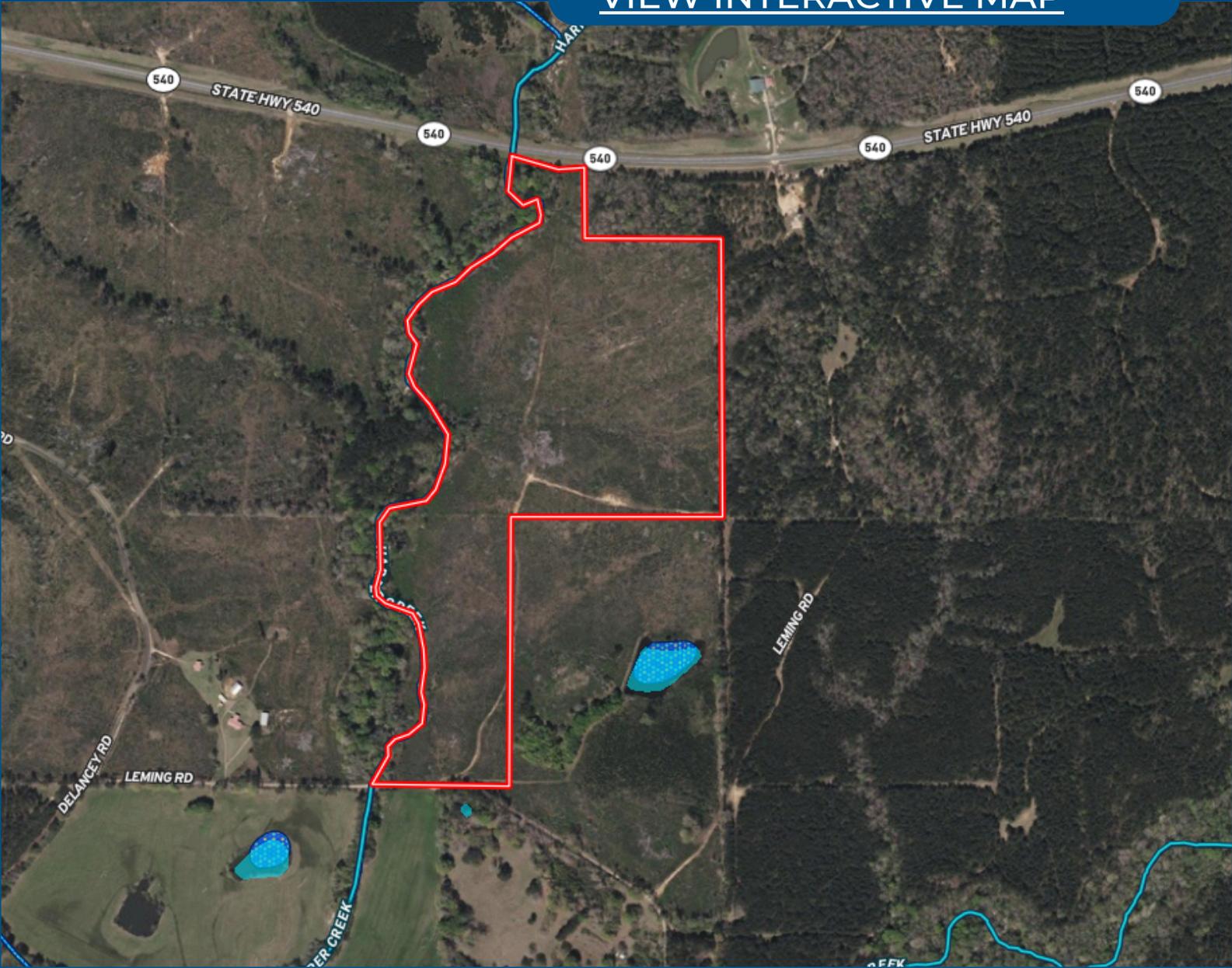
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Aerial Map

[VIEW INTERACTIVE MAP](#)



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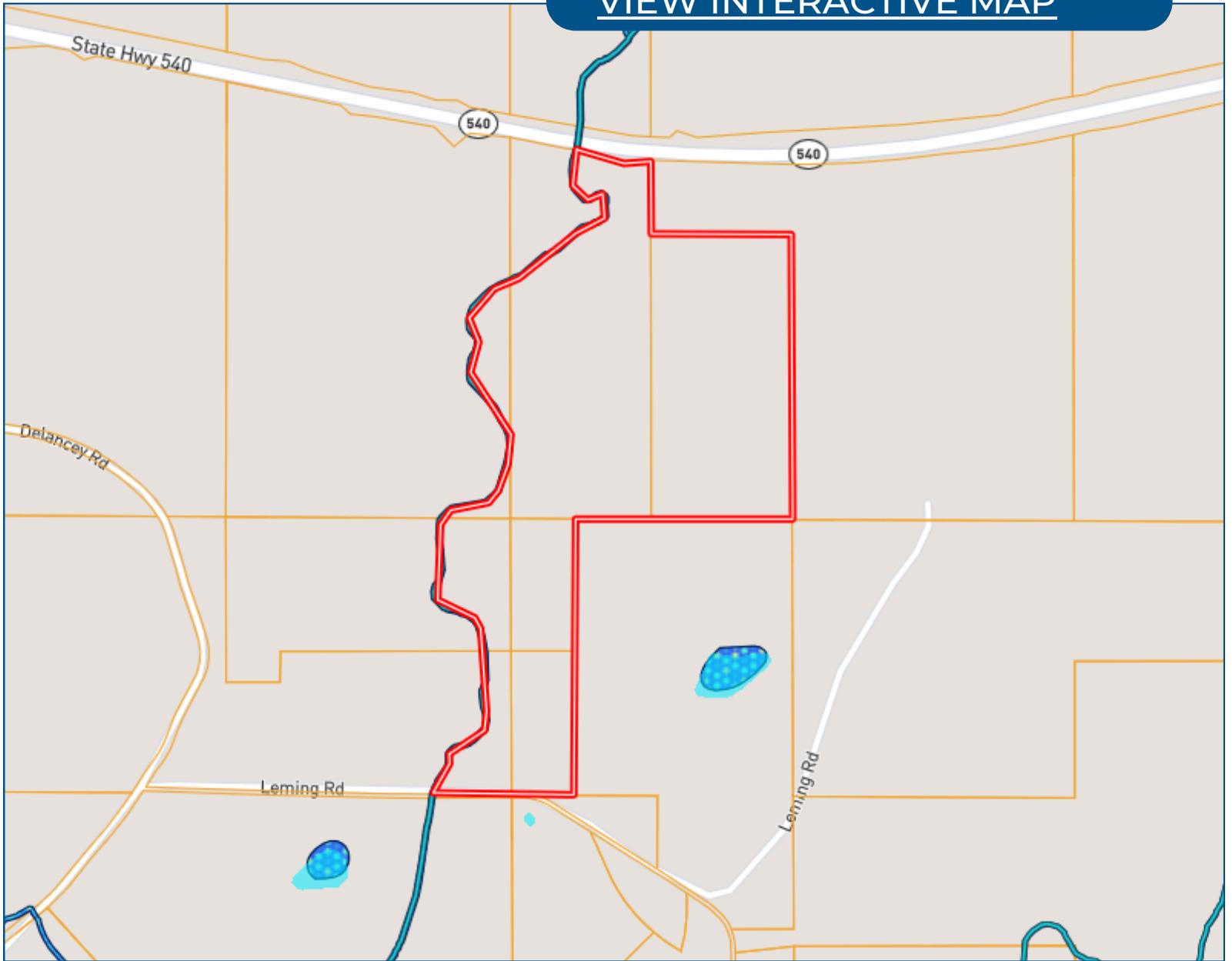
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Ownership Map

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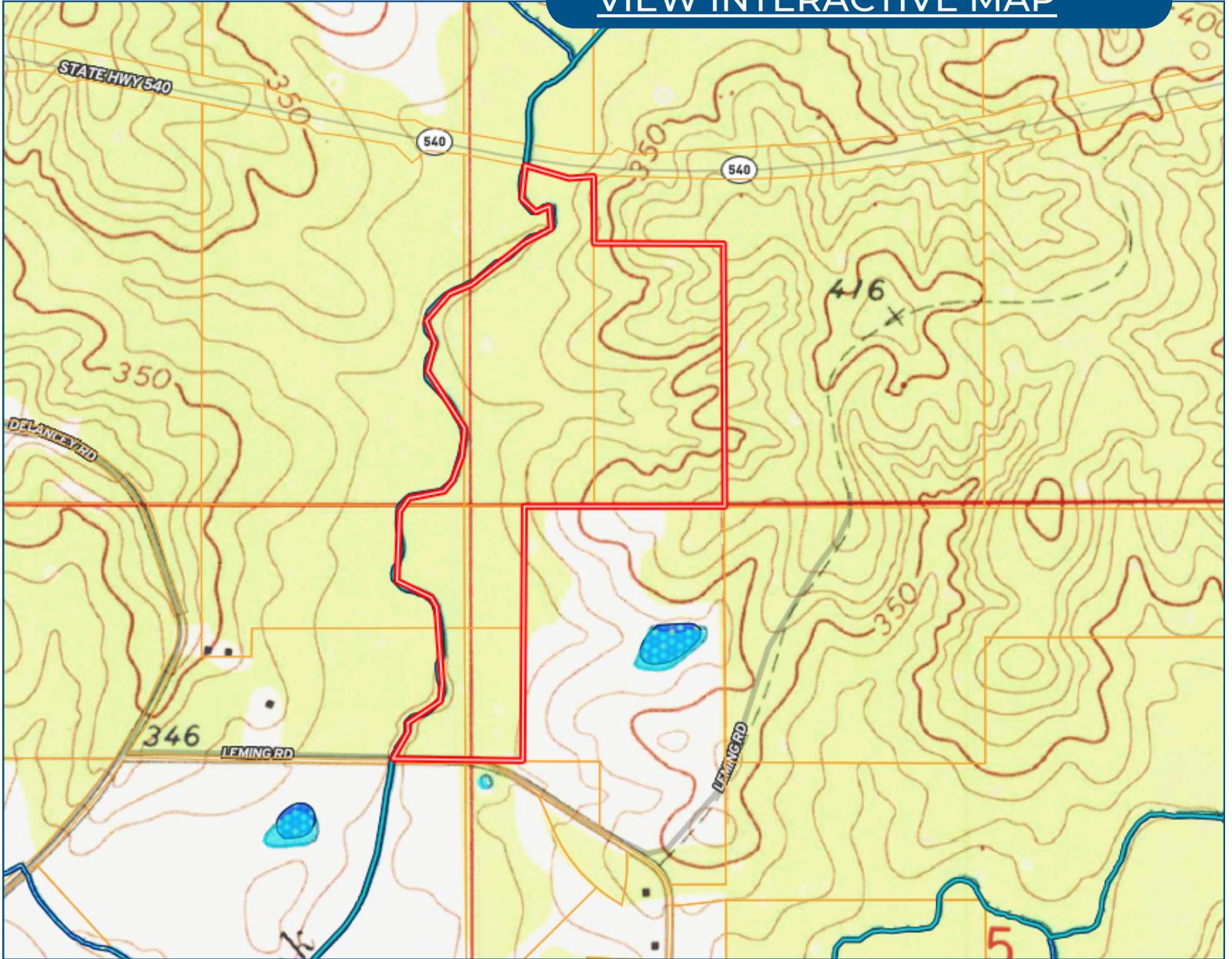
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Topo Map

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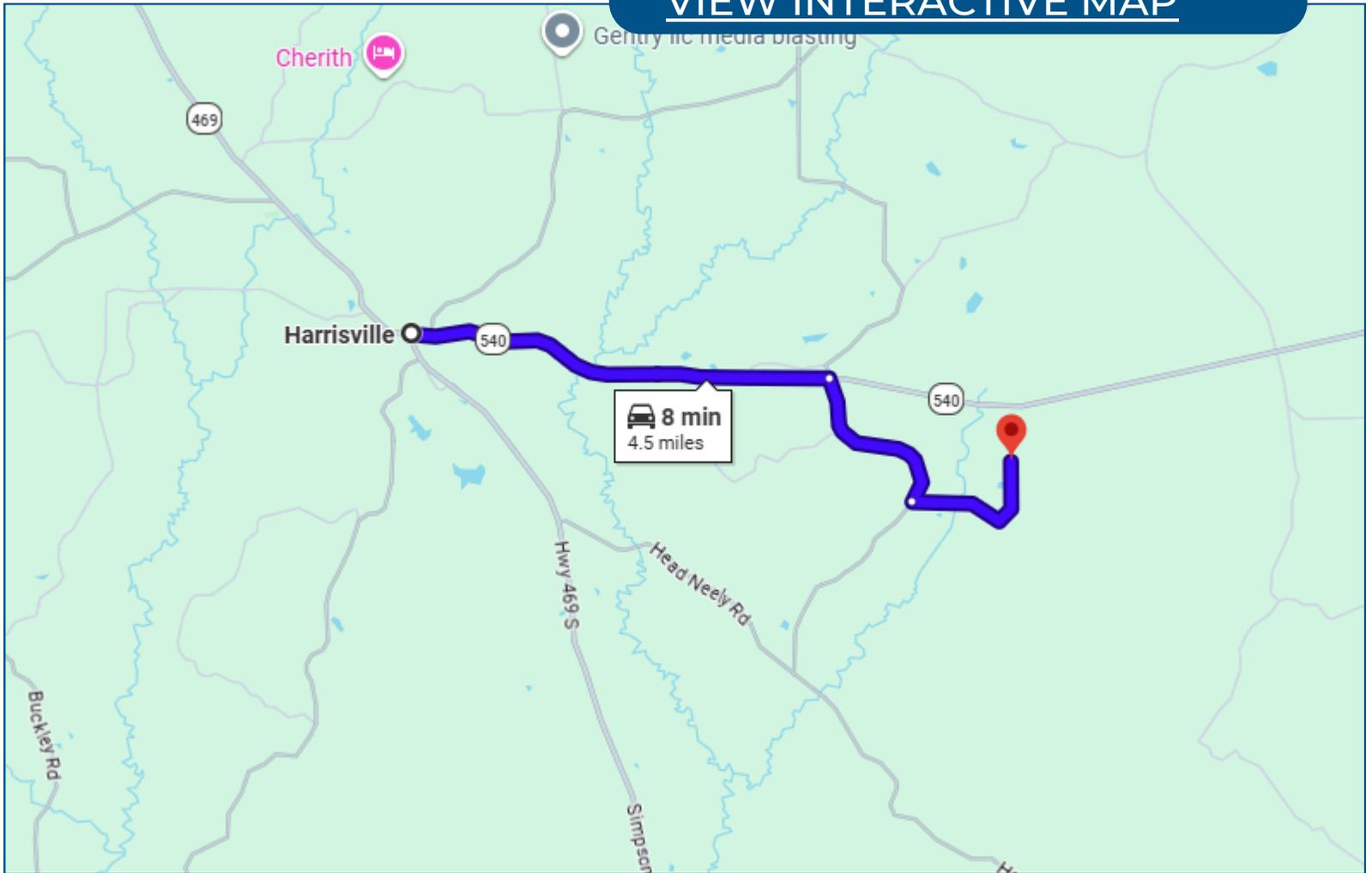
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Directional Map

[VIEW INTERACTIVE MAP](#)



Directions from the Intersection of HWY 469S & HWY 540 in Harrisville, MS: From HWY 469S, take a right onto HWY 540, it will turn into Harrisville Braxton Road. In 2.5mi, turn right onto Delancey Road. In 1.1mi turn left onto Leming Road and in 0.8mi, your destination will be on the left.

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Listing Agent



TOM SMITH
FOUNDER & BROKER, ALC®

24+ Years in Mississippi Land, Ag and Management

Tom Smith is the Principal Broker and founder of Tom Smith Land and Homes, bringing over two decades of real estate expertise and a deep-rooted knowledge of the Mississippi market. A native of Meridian, Mississippi, Tom attended Mississippi State University and launched his real estate career in Madison in 2002.

With a strong background in executive leadership, Tom brings a strategic business mindset to real estate, having previously served in top management roles with major companies such as Wal-Mart and Home Depot, as well as holding CEO positions for retail organizations across the U.S.

Tom is one of the few Realtors in the Southeastern U.S. to hold the prestigious Accredited Land Consultant (ALC) designation from the Realtor Land Institute, which he earned in 2006. He is also a recipient of the APEX Award, recognizing him among the top-performing land brokers in America. His specialties include recreational tracts, timberland investment, commercial properties, and 1031 Tax-Deferred Exchanges.

An avid outdoorsman, Tom enjoys hunting, fishing, boating, and golf in his free time. He and his wife of 29 years, Ellen, make their home in Lake Caroline (Madison), Mississippi, and are proud parents of two daughters—one residing in Lakeland, Tennessee, and the other in Charleston, South Carolina.

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