

Hunting Tract with Utilities Available

80± Acres in Tallahatchie County | \$225,000

This property features a mix of hardwood and pine, offering long-term timber value while providing a diverse habitat that supports wildlife populations. It is situated east of Cascilla, and approximately 20 minutes northwest of Grenada. Established shooting lanes along the power lines enhance the hunting setup, making the property attractive for deer and turkey hunters. Whether you're looking to expand your land portfolio, capture timber appreciation, or secure a turnkey hunting property with electricity, water, and fiber optic internet available, this tract provides both recreational enjoyment and investment stability. For more details and to schedule your private showing, call Charlie Heinsz or Tracey Bell today!



TRACEY BELL
MANAGING BROKER

O: 662.441.2500 | C: 662.719.4720
Tracey@TomSmithLand.com



CHARLIE HEINSZ
REALTOR®

O: 662.441.2500 | C: 662.719.7218
Charlie@TomSmithLand.com

TomSmithLandandHomes.com

Information is believed to be accurate but not guaranteed





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Parcel #: 123-11006 | Legal Description: S1/2 of SW1/4 | Taxes: \$275



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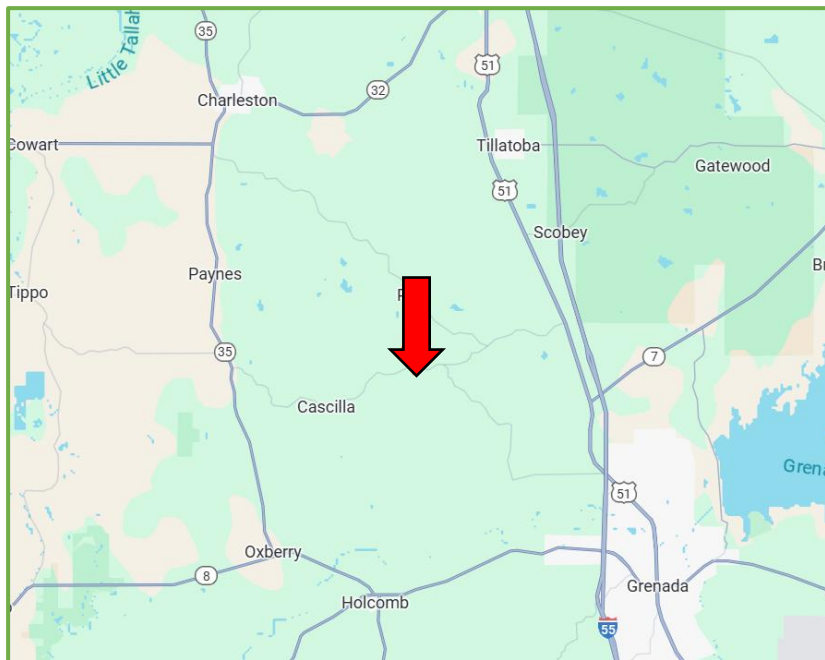
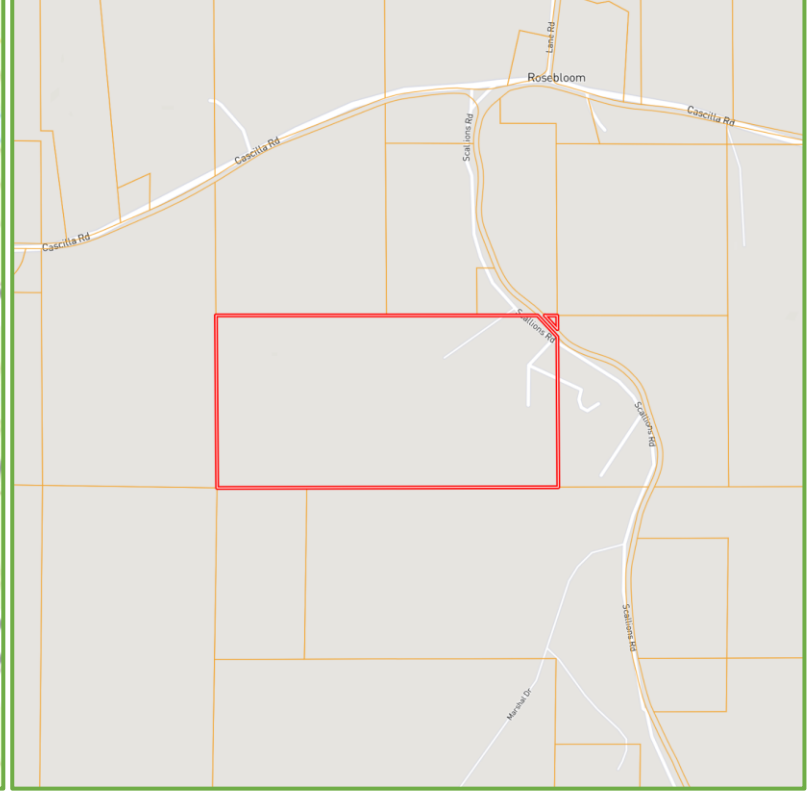
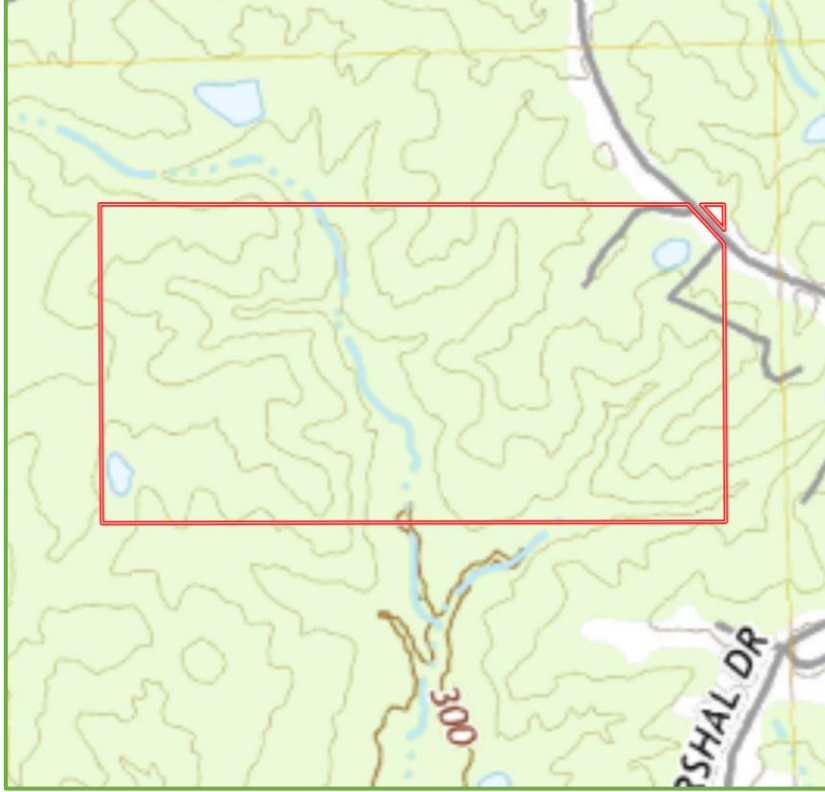
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Directions from Hwy 8 & I-55 in Grenada, MS:

Travel north on I-55 for 1.4 miles before exiting on Papermill Road. Turn left onto US-51 N. then left onto Pearidge Road. After 8.5 miles, take a slight left onto Cascilla Road. In 1.1 miles, turn left onto Scallions Road, and the property will be on the right in 0.3 miles.

[Click for Google Maps.](#)



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Expect More. Get More.



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