

100.18± Acres

Pastureland with 20± Acres of Hardwoods

Jayess/Lawrence County/MS



\$495,000



Expect More. Get More.

Property Information

Location:

- Jayess, MS

Coordinates:

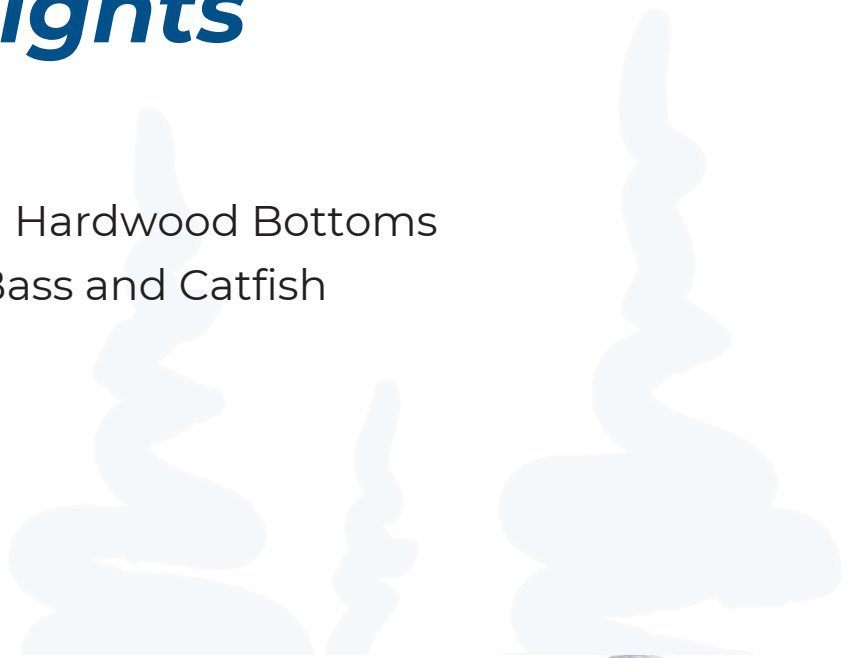
- 31.4025, -90.2145

Property Use:

- Prime Pastureland Ready for Recreational Use, Cattle, Horses or Farming

Property Highlights

- 100.18± Acres
- Prime Pastureland with Mixed Hardwood Bottoms
- 3.5± Acre Pond Stocked with Bass and Catfish



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Information is believed to be accurate but not guaranteed.



The Property

100.18± Acres

100.18± acres in Lawrence County, MS, in the Jayess community. This is a strong, well-rounded property set up and ready to go. About 80± acres is open, prime pasture ground, and the other 20± acres is in mature hardwoods that hold plenty of wildlife. The land has been used for cattle up until 2023 and is currently being cut for hay, so it's clean and maintained. There are two ponds on the property, with one being around 3± acres and well stocked with bass and catfish. The land is fenced and cross-fenced and lies in good rolling hills that make it both pretty and functional. You've got a solid 60x70 pole barn already in place, ready for livestock, hay, or equipment. There is also an established homesite with power and water already there, making it easy to build. The property has road frontage on both Holmesville Rd and Rutland Rd, giving you good access and options. This is a turnkey setup for cattle, horses, or anyone wanting a farm with a homesite and great hunting.



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Aerial Photos



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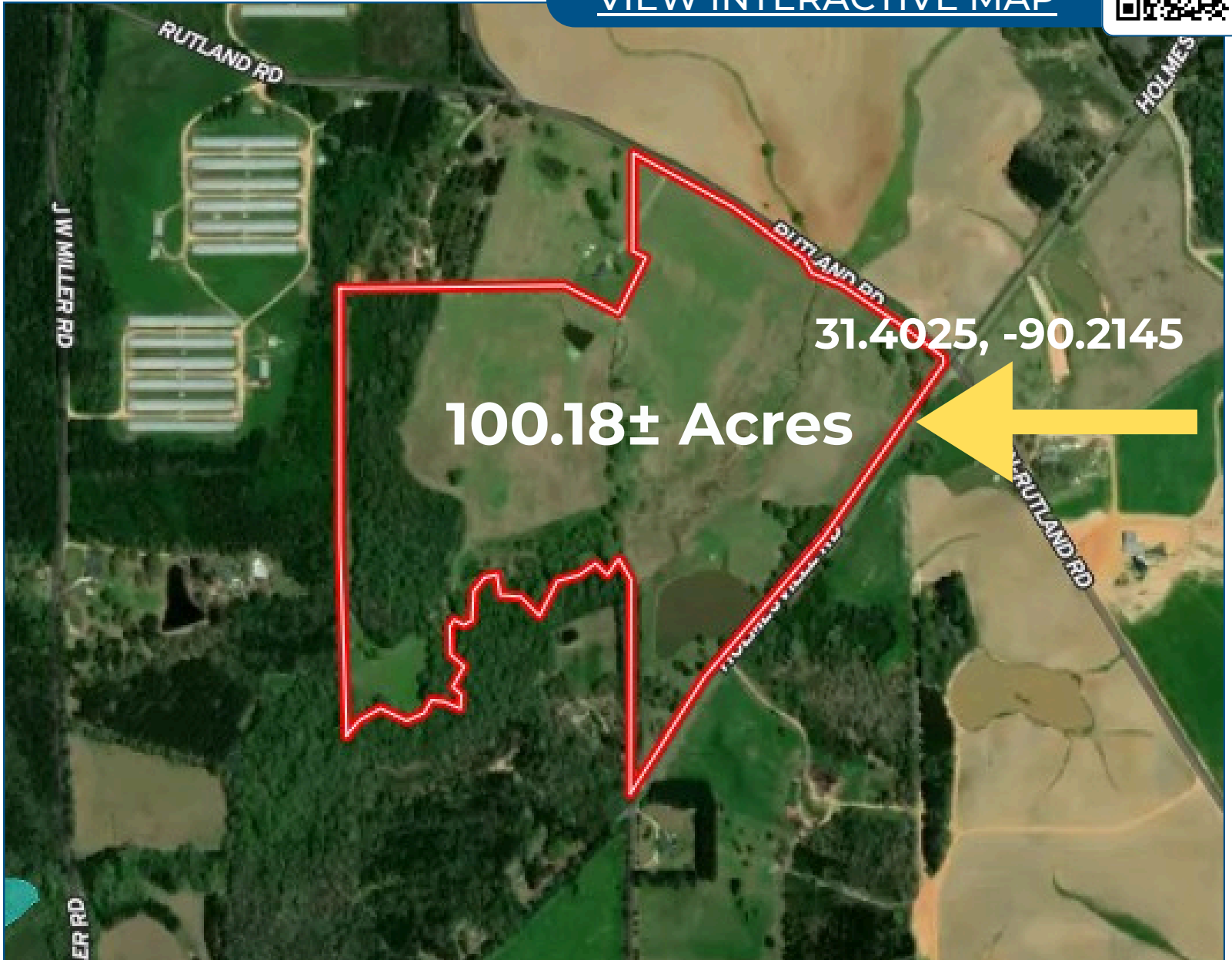
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Aerial Map



[VIEW INTERACTIVE MAP](#)



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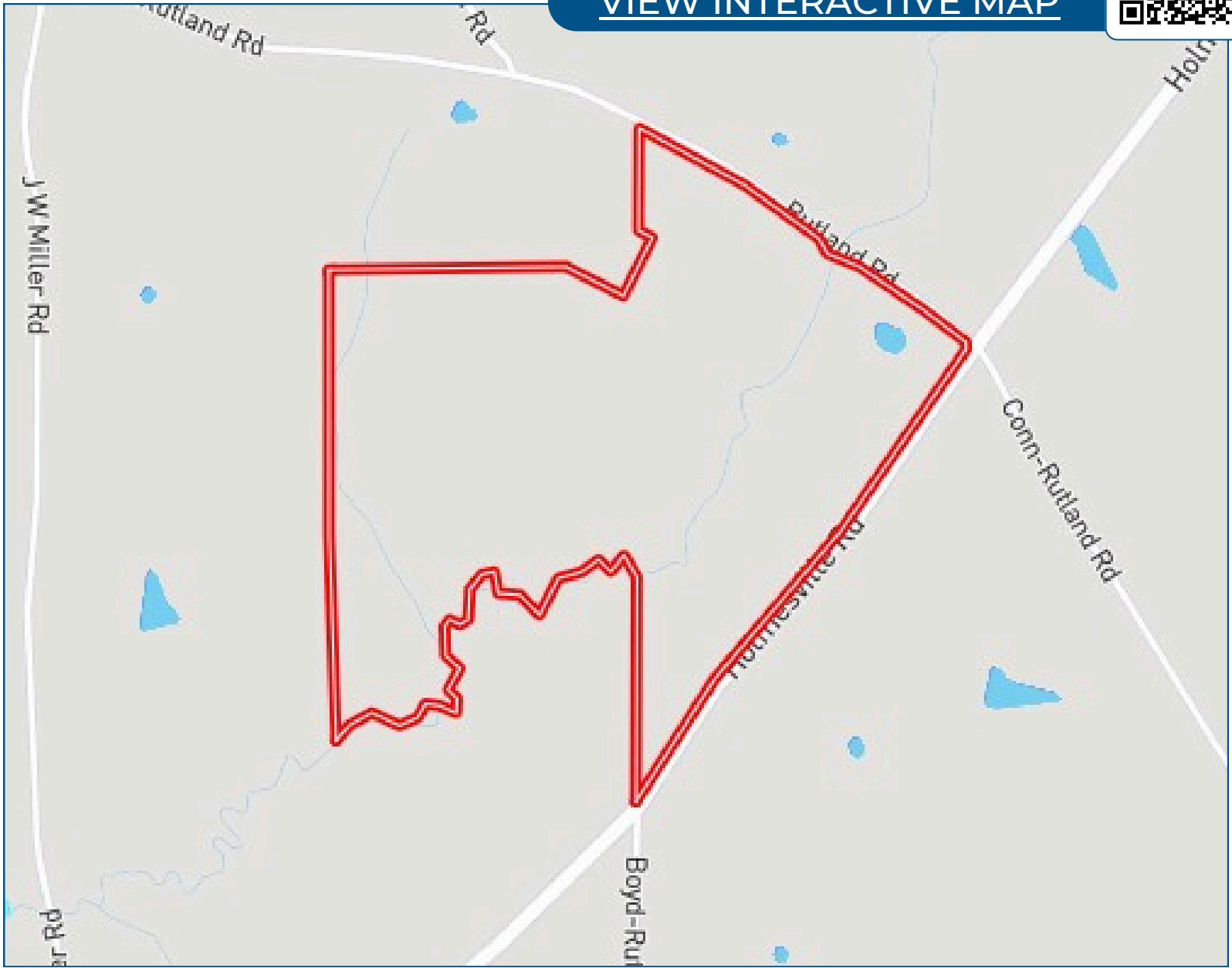
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Ownership Map



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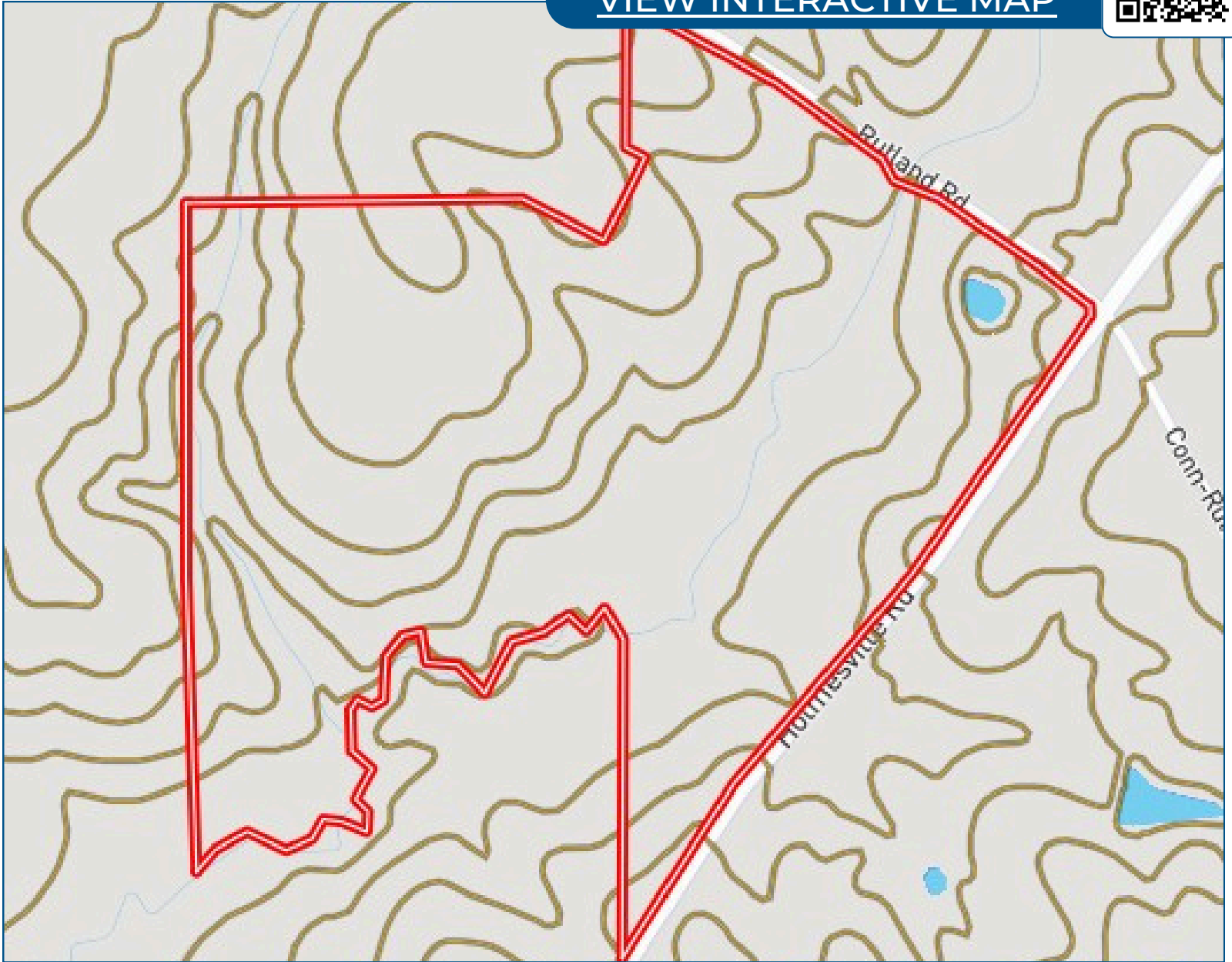
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Topo Map



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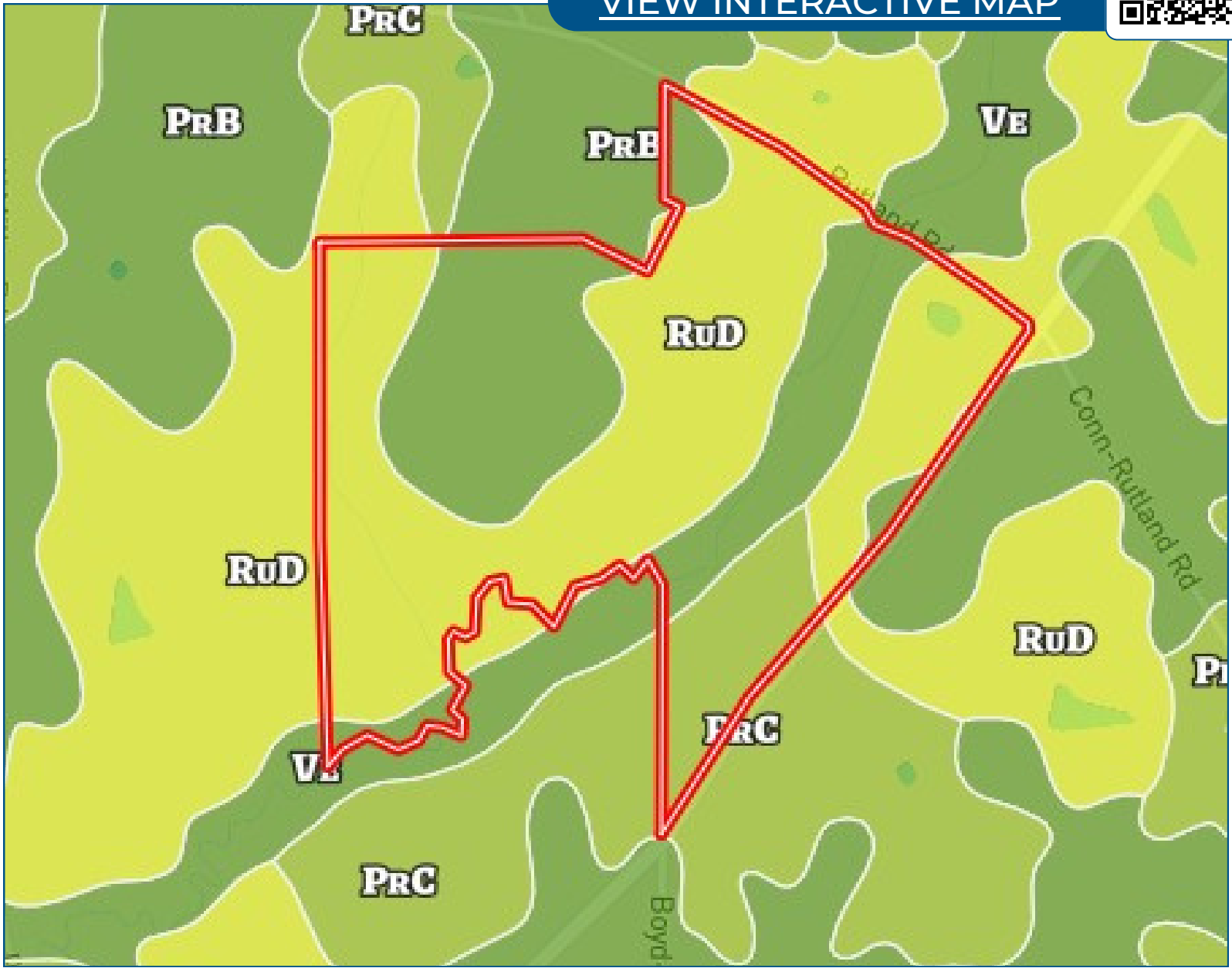
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Soil Map



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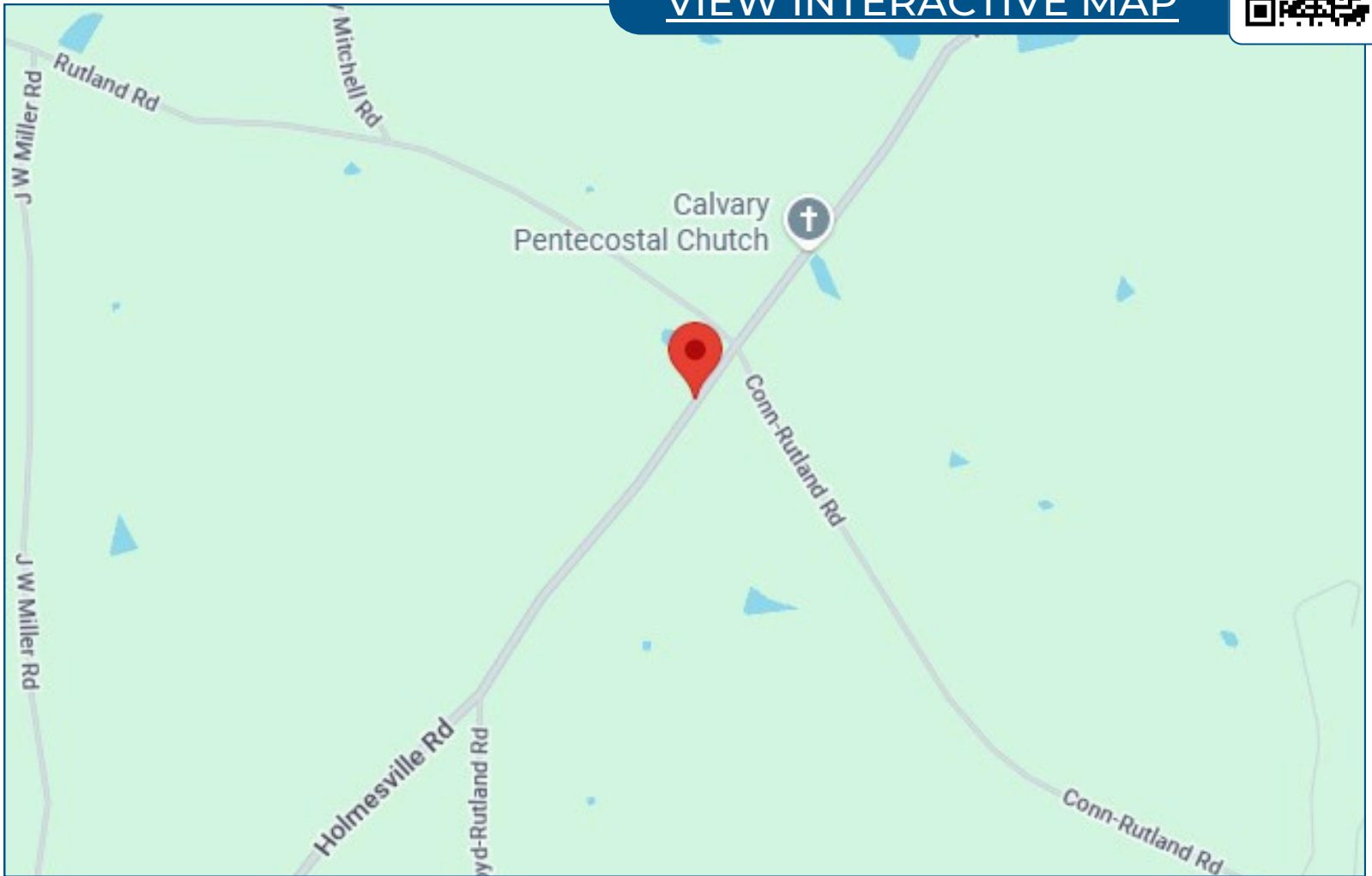
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Directional Map



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From HWY 84 and MS-27 intersection: Take MS-27 South for 9.2 miles, turn right onto Holmesville Rd, and travel for 4.5 miles. The destination will be on your right.

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