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**Southern
States Realty**



MLS United LLC

Tired of hunting on leased land? Own your own recreational property! Stop paying lease fees and enjoy the freedom of owning your own Mississippi hunting land. This beautiful tract offers privacy, accessibility, and endless outdoor opportunities for hunting, and recreation. This wooded recreational property is covered in mature hardwoods and features a seasonal creek that winds along the east boundary and continues to the south boundary—ideal for wildlife habitat and natural beauty. The majority of the property sits at an impressive 440-foot elevation, providing great drainage and multiple potential build or campsite locations. An electrical high line crosses the southeast portion of the tract. Located just minutes from the Homochitto National Forest, this property puts you close to over 200,000 acres of public hunting land. You're also near Lake Okissa, a 1,075-acre fishing lake known for trophy bass and white perch—perfect for anglers and outdoor enthusiasts. With annual property taxes under \$100, this tract makes an excellent affordable land investment for recreation & hunting. This Mississippi hunting and recreational property near Lake Okissa truly checks all the boxes—location, terrain, access, and value. Call today to learn more and schedule a showing!

Sellars Road, Smithdale, MS

31.37976, -90.687650 GPS



\$119,130

25.08± Acres
MLS #4135421

