



Located in Pearl River County just 8 miles west of Poplarville and only 1 mile north of Hwy 26 on Holden Road, this 148.41 acre surveyed tract is a rare opportunity to own a fully improved and productive pasture property with several beautiful homesites to choose from. The land is fenced and cross-fenced into four separate pastures with approximately 15,000 feet of newer fencing already in place. A solar-powered water well supplies five water troughs strategically located across the property, along with three ponds to support livestock. Other notable features include a 40' x 80' metal-sided farm building, 580 feet of road frontage along the east side on Holden Road, a deeded easement from Old Camp Rd to the property's SW corner, and access to power and community water. The gently rolling topography ranges from approximately 150-200 feet above sea level, providing excellent drainage, usability, and scenic appeal. There are numerous fabulous homesites with commanding long-range views, perfect for taking in beautiful sunrises and sunsets across the open fields. The soils are well suited for pasture, farming, timber production, and wildlife habitat. The highest and best use of the property in its current condition is cattle or horses, and it is truly ready to turn out livestock today. Whether your goal is a working cattle operation, a rural homestead, or a combination of both, this turnkey South Mississippi farm is ready to perform.

Holden Road, Poplarville, MS

30.812490, -89.666300 GPS



\$705,000

148.41± Acres
MLS #26-179



Patrick Gibson
patricklgibson@gmail.com
 Office: (601) 250-0017
 Cell: (601) 248-9232
SouthernStatesRealty.com