

Duck Hunting Property With A Camp

Coahoma County

Jenkins Road, Alligator, MS 38720



\$770,000



Expect More. Get More.

Property Information

Location:

- 19 Minutes to Clarksdale, MS (12.7 Miles)

Property Use:

- Hunting
- Recreation

Coordinates:

- 34.1527, -90.7393

Property Highlights

- 145± Acres in Coahoma County
- 7± Acre Stocked Pond
- Camp
- 30± Acre Duck Hole
- Two Smaller Duck Holes Equipped With a Well
- 85± to 90± Acres Enrolled in the Wetland Reserve Program
- Remainder Consists of Hardwoods
- Short Distance from the Mississippi River Levee



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**ANTHONY
STEEN**

ALC®, REALTOR®

Office: 601.898.2772

Cell: 662.645.5151

Anthony@TomSmithLand.com

**A Real Estate Expert
You Can Trust!**



The Property

145± Acres

145± acres for sale in Coahoma County, located on Jenkins Road in Alligator, MS.

This property includes a 7± acre stocked pond with a camp, a 30± acre duck hole, and two smaller duck holes equipped with a well.

Approximately 85± to 90± acres are enrolled in the Wetland Reserve Program (WRP), while the remainder consists of hardwoods. The property is situated just a short distance from the Mississippi River levee.

For a private tour of this exceptional 145± acre property, call Anthony Steen today!

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Aerial Map

[VIEW INTERACTIVE MAP](#)



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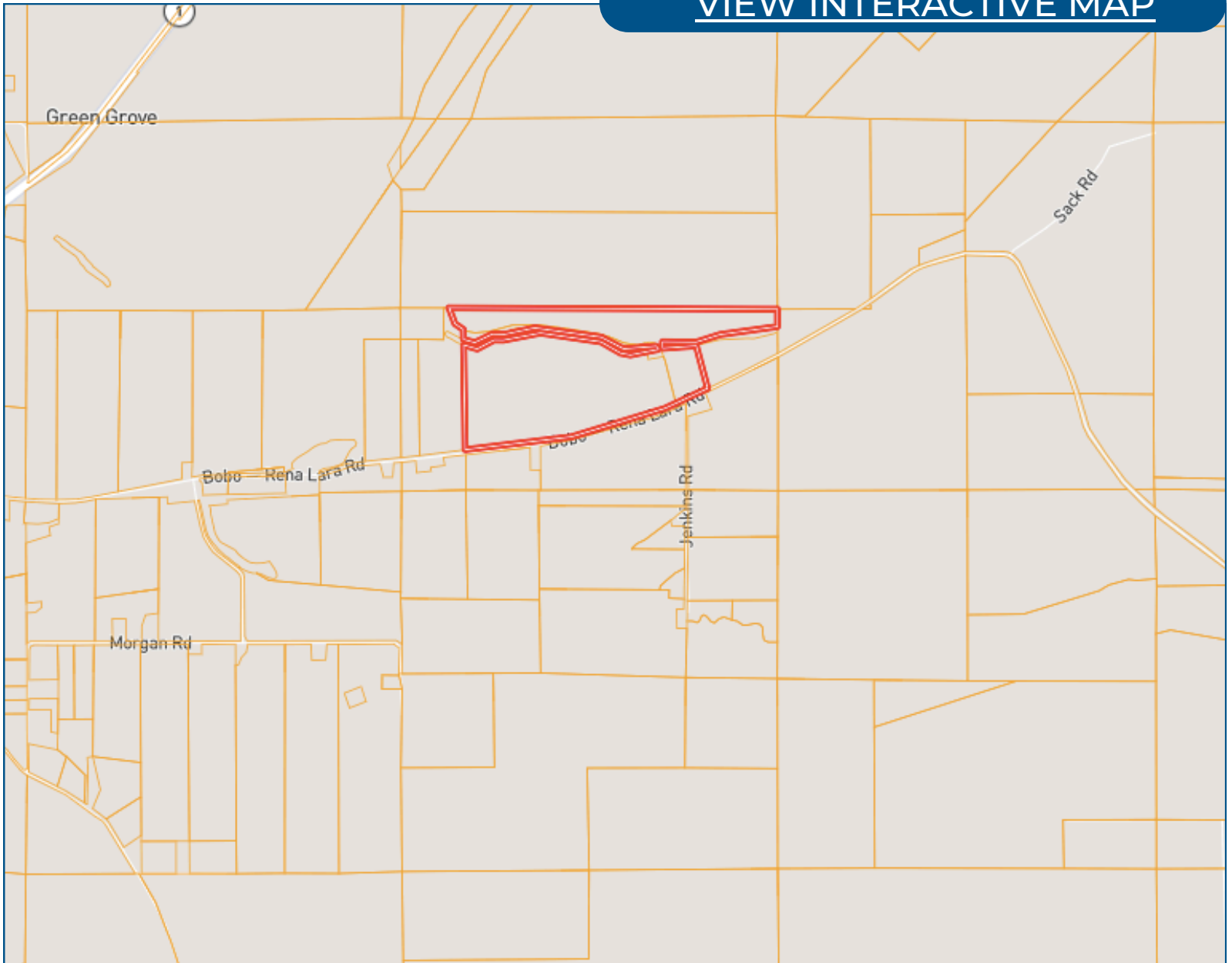
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Ownership Map

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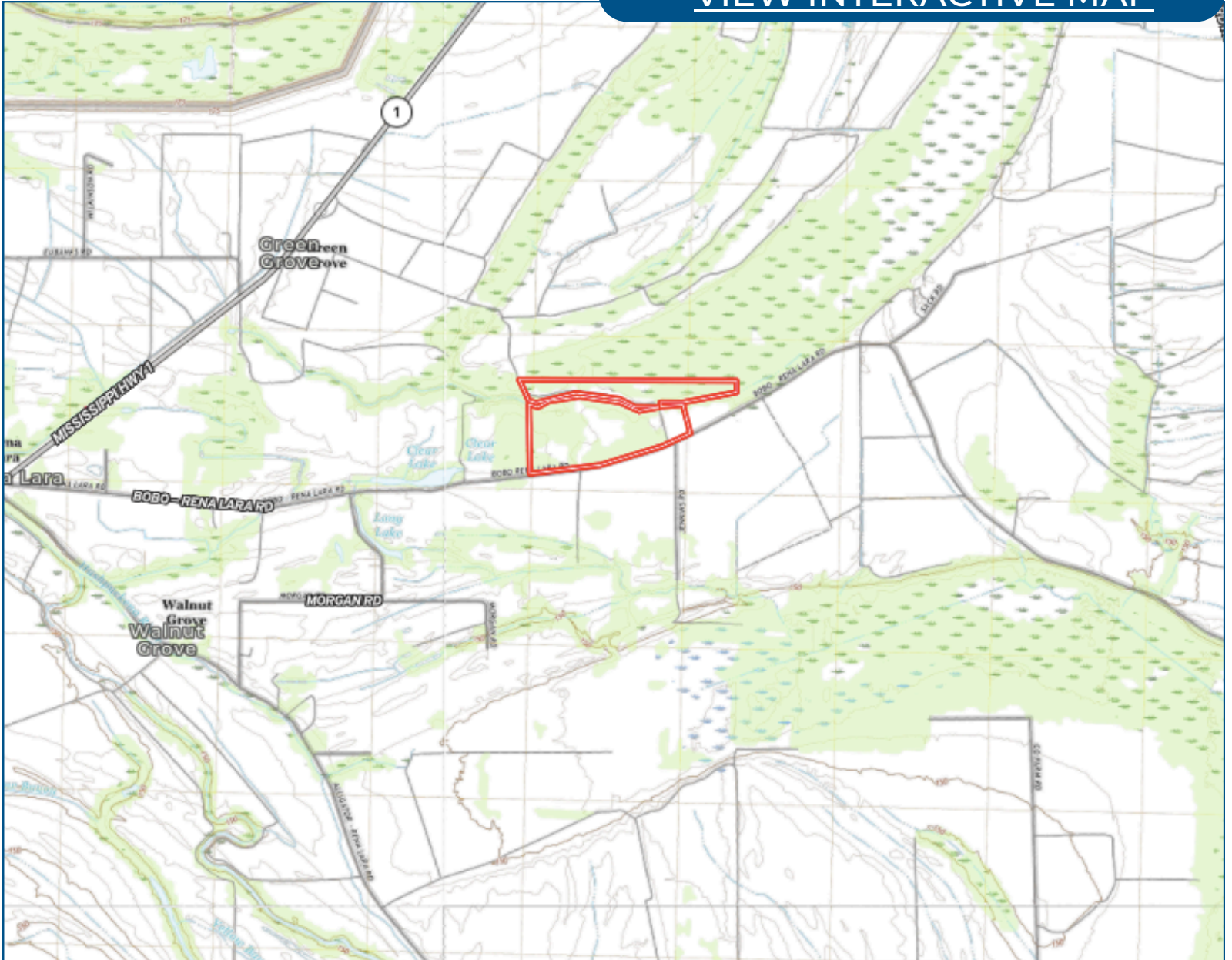
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Topo Map

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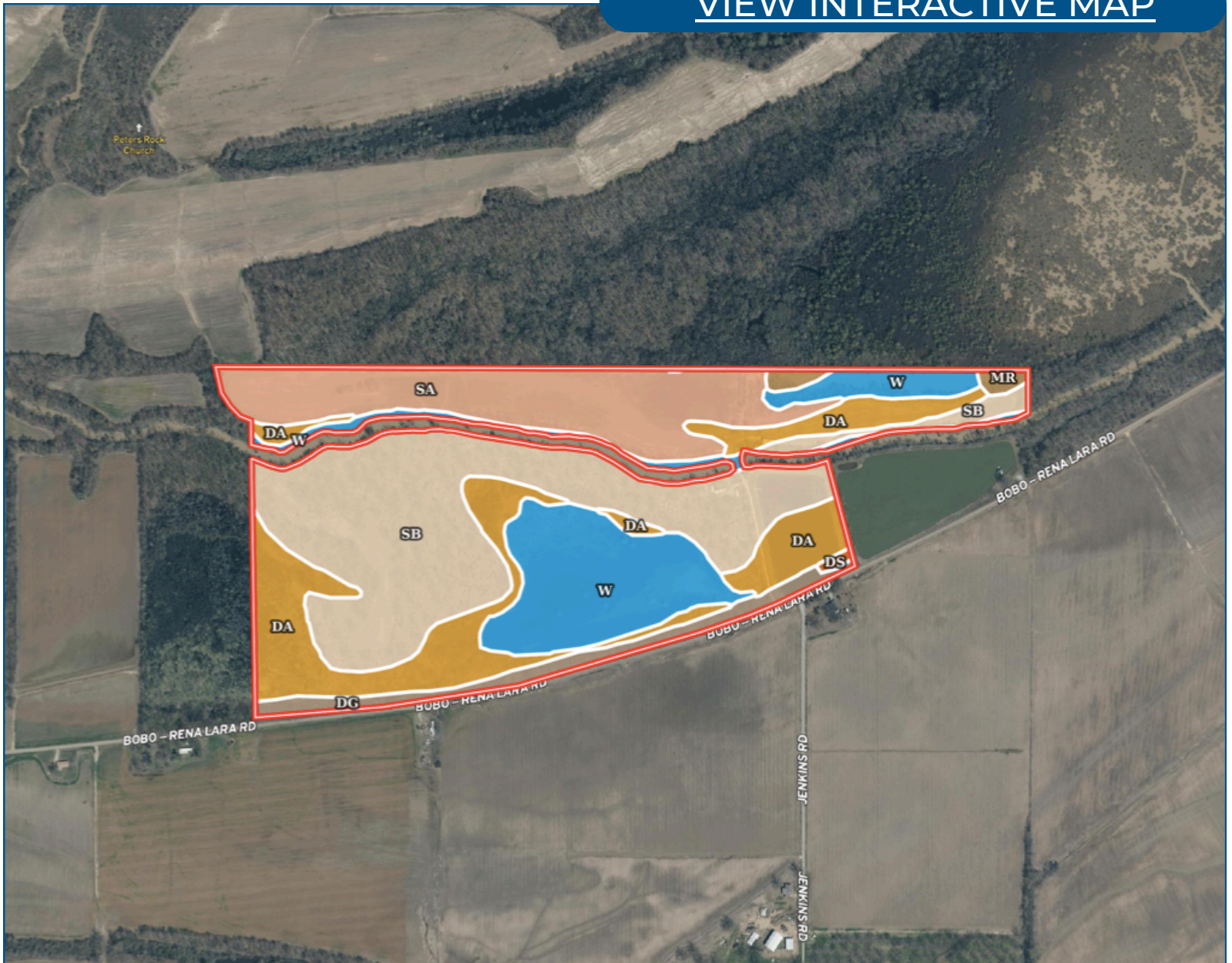
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Soil Map

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Directional Map

[VIEW GOOGLE MAPS](#)



Directions from US-61 & US 49, Clarksdale, MS 38614

Travel Southwest on US-61 S for 7.6 miles. Turn right onto Bobo - New Africa Road for 4.0 miles, then continue onto Bobo - Rena Lara Road for 1.0 mile. Turn right onto Jenkins Road. After 0.4 miles, the land will be on the left.

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Listing Agent



Anthony Steen

ALC, Realtor & Land Specialist

Anthony was born in Bolivar County, but his family moved shortly after to Clarksdale, MS. He spent his primary educational and athletic years attending and playing sports at Lee Academy. As a child, he played baseball, football, basketball, soccer and even threw shot put and disc for track. After graduating in 2009, Anthony continued his education and athletic career for the next five years at the University of Alabama on a football scholarship. He majored in Health Environmental Science and completed his bachelor's degree and was a part of two SEC Championship and three National Championship teams with the Crimson Tide. After college, Anthony played for the Arizona Cardinals and the Miami Dolphins in the National Football League for 4 years until he decided to retire and come back to the Mississippi Delta where he grew up.

Growing up, Anthony was an avid hunter and fisherman who loved spending time helping his grandfather on the farm growing cotton and soybeans. His father and grandfather helped instill the importance of and a love for taking care of the land and wildlife around him. He enjoys all types of hunting from deer, duck, and turkey, to hogs, frogs, and pheasant. After retiring from the NFL, Anthony knew he wanted to come back home to the land he loved so much as a child.

Anthony currently resides in Tallahatchie County where he farmed soybeans with his family for a few years. After much deliberation and praying, Anthony knew it was time to start a new career path. He was certain he wanted to find a way to share his passion for the outdoors with others while staying true to his country roots. As a college athlete, Anthony learned hard work, dedication, discipline, trust, and how to work with others. These traits along with Anthony's personality, honesty, and knowledge of the land make him the perfect agent for you.

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