

Mobile: 601-540-7240
JPresley@4Cornerprop.com
www.MSLandPro.com



Main: 601-952-2828
Fax: 601-952-2829
CALL JOSEPH TODAY!!!

855 S. Pear Orchard Road, Ridgeland, MS 39157

Beautiful Hardwood/Pine Recreational Tract!
58.5 ACRES in SIMPSON COUNTY, MS
Fronts Star-Braxton Road



- Hardwoods/Pine Mix!
- Outstanding Timber Investment!
- Abundant with Deer and Turkey!
- Outstanding Hunting and Rec Tract!
- Utilities Available!
- Paved Road Frontage on Star-Braxton Road!
- Just 10 Minutes from Florence!
- PRICED TO SELL!

Just \$2,495/Acre! Priced to Sell!

This 58.5 acres tract is in Simpson County fronting Star-Braxton Road. This tract has a mix of Pines and Hardwoods throughout. There is a gas line that runs through this property that would be a great food plot. There is a live creek running through the property with a small pond. With paved road frontage and all utilities in place this tract would be a great hunting tract or a great place to build your dream home.

Information is Believed to be Accurate but not Guaranteed





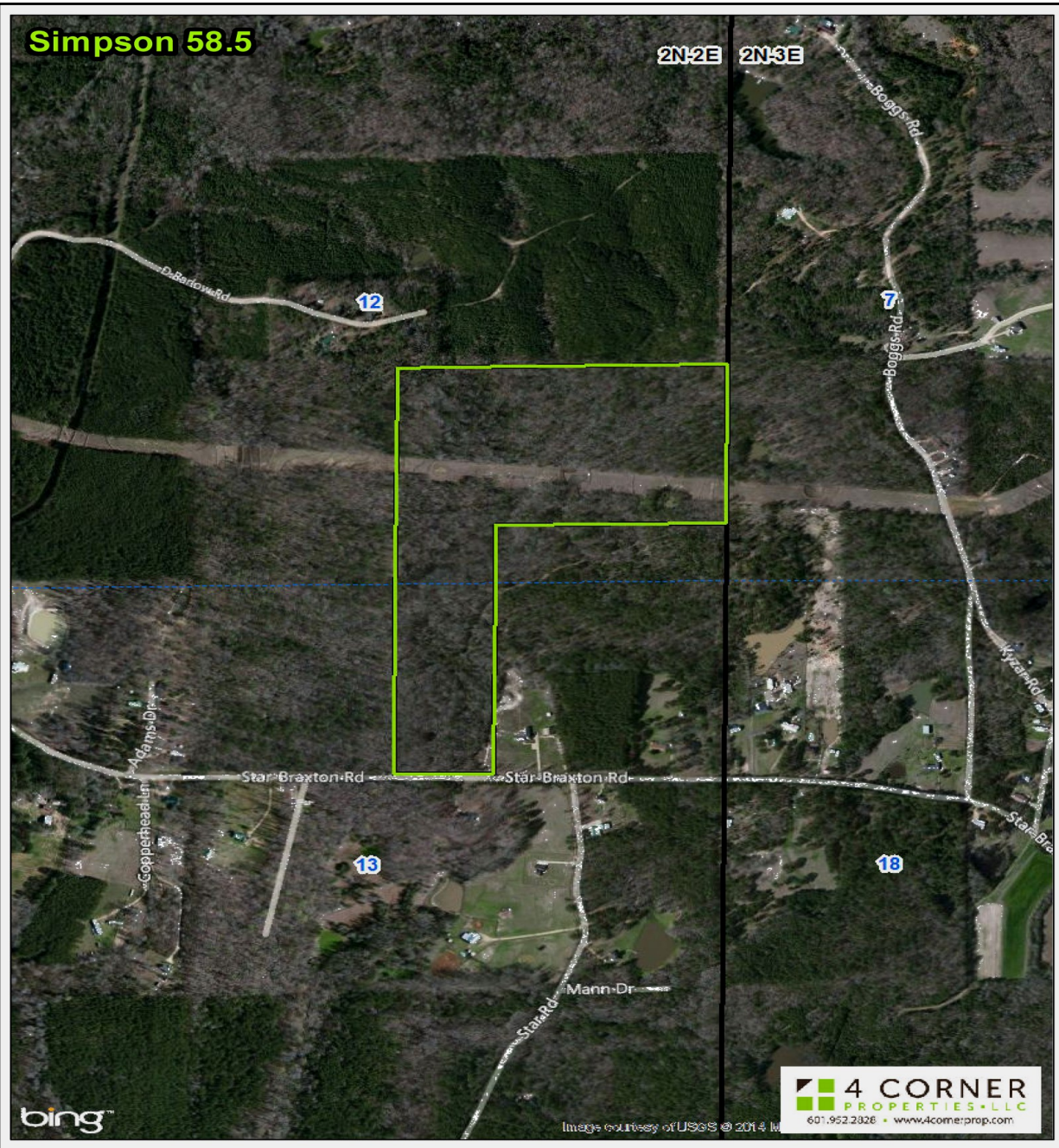
Joseph Presley

Mobile 601-540-7240

JPresley@4CornerProp.com

4 Corner Properties, LLC

855 S. Pear Orchard Road, Ridgeland, MS 39157



Aerial



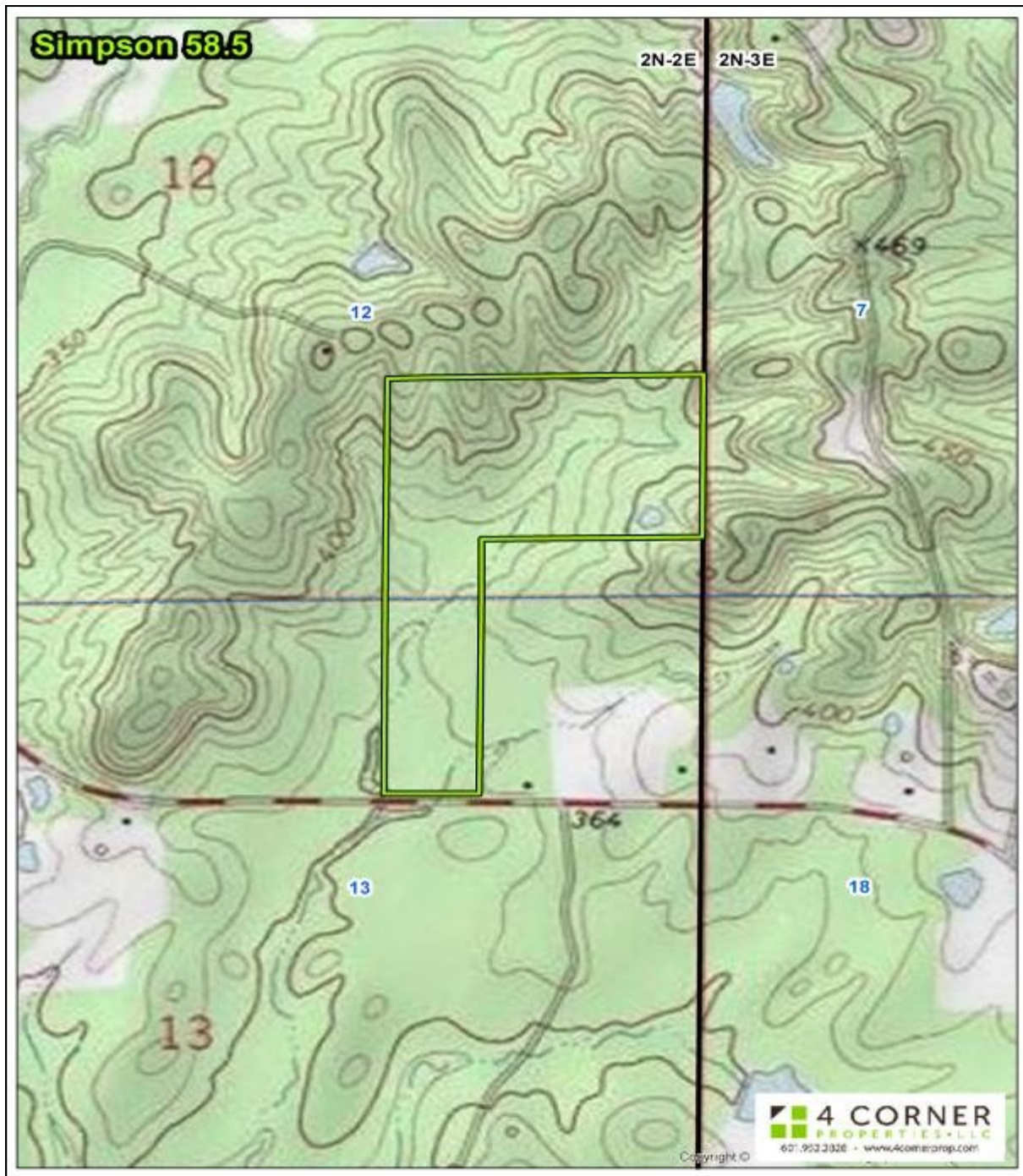
Joseph Presley

Mobile 601-540-7240

JPresley@4CornerProp.com

4 Corner Properties, LLC

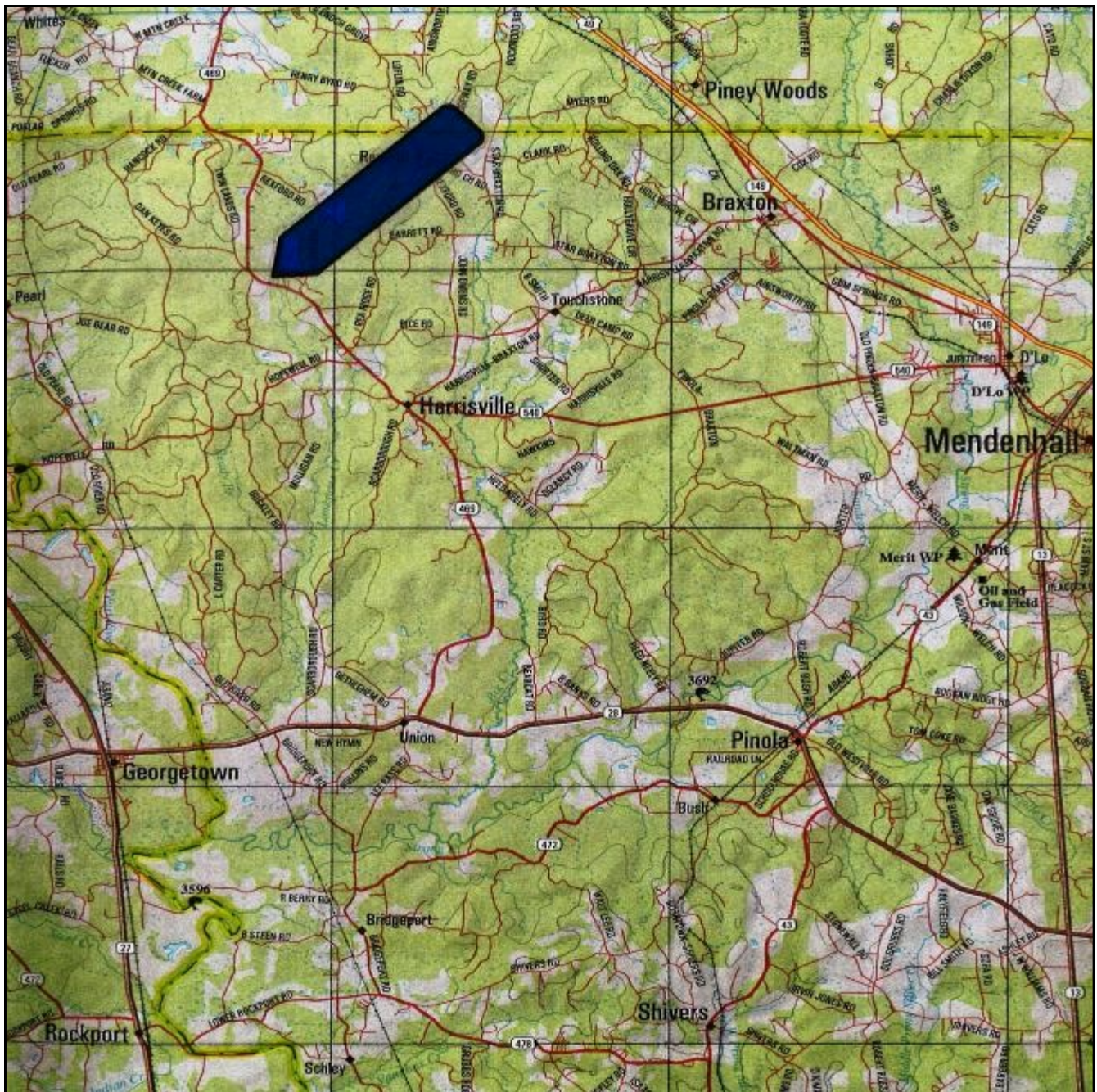
855 S. Pear Orchard Road, Ridgeland, MS 39157



Topo Map



Joseph Presley
Mobile 601-540-7240
JPresley@4CornerProp.com
4 Corner Properties, LLC
855 S. Pear Orchard Road, Ridgeland, MS 39157



Directional Map

From Intersection of Highway 49 and Main Street in Star, MS, take main street west .4 miles to second stop sign. Take a left onto Rockwood Road, Rockwood Road turns into Star-Braxton Road once you enter into Simpson County. As soon as take Rockwood/Star-Braxton Road travel 6 miles to property on your left.



Joseph Presley
 Mobile 601-540-7240
 JPresley@4CornerProp.com
 4 Corner Properties, LLC
 855 S. Pear Orchard Road, Ridgeland, MS 39157