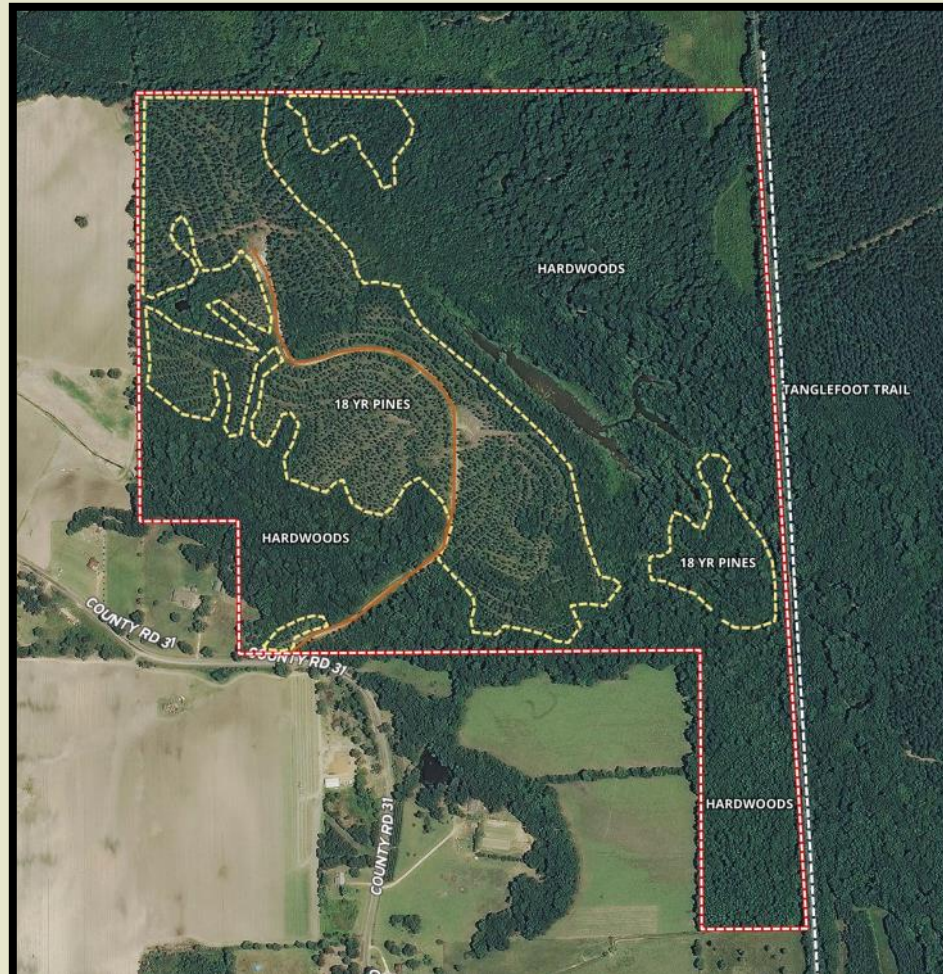


Houlka Creek

188.65 Acres +/-

Chickasaw County, MS



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Nestled in the hills of Chickasaw County, MS, these 188.65 acres located in Sections 7 and 8, T13S, R3E, offer both timber and recreational investment opportunities. The property consists of approximately 70 acres of 19 and 20 year pine plantation and approximately 100 acres of bottomland hardwoods with frontage on both sides of Houlka Creek running through the east side of the tract. Access to the property is off County Road 31 with utilities available along the frontage. The gravel interior road offers excellent access into the property making deer hunting and turkey hunting a breeze. Magnolia Records, the official whitetail deer record keeping program for the State of Mississippi, lists numerous trophy bucks harvested in Chickasaw County. The east boundary adjoins The Tanglefoot Trail, a part of the Mississippi Hills National Heritage Area and the Rails to Trails program preserving 43.6 miles of the old narrow gauge railroad for the Gulf and Ship Island Railroad, dating back to 1871. Tanglefoot Trail begins in Houston, MS and runs north to New Albany, MS with the paved trail traversing Chickasaw, Pontotoc and Union Counties. Located two miles north of Houston, forty five miles west of Starkville and forty nine miles east of Grenada.

\$1950.00 per acre/ \$367,868



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