

# SMITH POINT CABIN

**\$179,900**



**SMALLTOWN**

HUNTING PROPERTIES  
& REAL ESTATE<sup>SM</sup>

Office 769-888-2522



# Property Profile

## Smith Point Cabin

### Location:

- Bolivar County, MS
- Donaldson Point Road
- 20± Miles Northwest of Cleveland

### Coordinates:

- 33.9683, -90.962

### Property Information:

- 1.6± Acres
- 960± sqft Cabin Built In 2019
- 2 Bed/1 Bath, Kitchen And Sitting Area
- Screened In Porch
- Lake Frontage
- Equity Membership Available for Purchase at Smith Point Hunting Club

### Property Use:

- Recreational
- Fishing
- Weekend Getaway

### Tax Information:

- Parcel 1: 15-06-900-00-00353: \$543.13 for 2020
- Parcel 2: 15-06-900-00-00352



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**MICHAEL OSWALT**

PRINCIPAL BROKER | *Licensed in MS and AR*

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P.O. Box K - Flora, MS 39071





Welcome to your weekend getaway on Old River Lake inside the Mississippi River Levee located in Bolivar County, MS. As you walk up the welcoming stairway entrance you will quickly notice the high end, all wood construction cabin feel. The 960± sqft cabin, built in 2019, features two bedrooms, one bathroom, a kitchen and sitting area. The cabin was constructed on stilts to get above the 2011 flood elevation.



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**f/15,000+ Followers**

Information is believed to be accurate but not guaranteed.





The 1.6± acre lot is secluded from the gravel road to keep the dust down but also has plenty of lake frontage across the road to construct your floating pier.



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The boat ramp to the lake is less than 100± yards from the cabin (fishing membership required for boating rights.) Equity membership also available at Smith Point Hunting Club (call for further details.) The location is perfect being just 20 miles northwest of Cleveland, in the heart of the Mississippi Delta.



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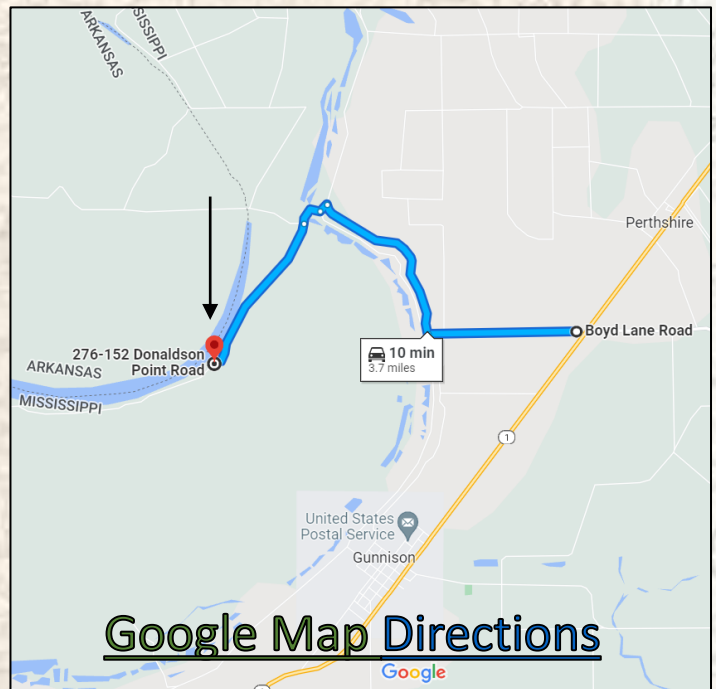
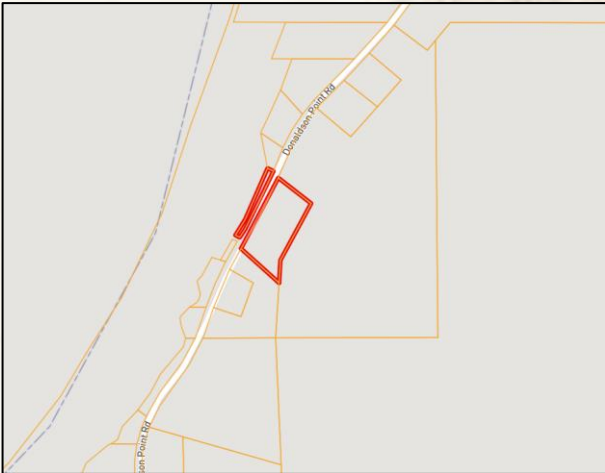




- Boundary Consists of 1.6± Acres
- Lot Secluded From Gravel Road
- Lake Frontage Across the Road



## MapRight Link



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