



**Brandt Watson**  
 bwatsonuc@outlook.com  
 Office: 601.250.0017  
 Cell: 601.341.8618  
 SouthernStatesRealty.com



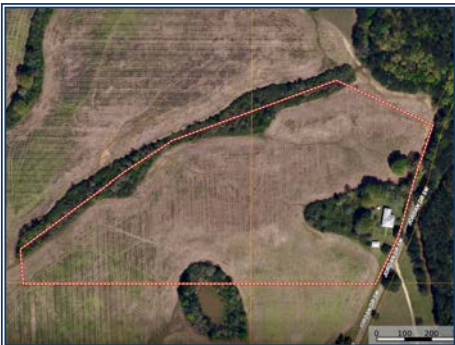
**Southern  
States Realty**



Welcome to this beautiful 17+- acre tract in the heart of the Smithdale community. This property features gently rolling, pastureland that offers both charm and versatility. On the property is a 1910 built shotgun style farmhouse full of character, ready for a some TLC to transform it into the perfect hunting camp, weekend getaway, or even a restored historic home. Could support a small cattle farm, offers plenty of room for a few horses, and could easily be turned into a great dove field or converted to planted pines. With additional acreage available, there's plenty of opportunity to expand and create your ideal setup. Conveniently located in Lincoln County within the sought after West Lincoln School District, this property is just minutes from downtown Summit and McComb, a short drive to Natchez, and close to the Homochitto National Forest and Okhissa Lake. Making it a prime location for outdoor enthusiasts. Whether you're looking for a peaceful rural retreat, a recreational property, or a place to build your future, this Smithdale gem offers endless potential.

**3404 SW Jordan Drive, Smithdale, MS**

**31.371895, -90.618712 GPS**



**\$123,000**

**17± Acres  
MLS #4145073**

