

Clarke County- 236.73 acres
1621 CR 111
Shubuta, MS 39360

\$627,335
236.730± Acres
Clarke County



Clarke County- 236.73 acres
Shubuta, MS / Clarke County

SUMMARY

Address

1621 CR 111

City, State Zip

Shubuta, MS 39360

County

Clarke County

Type

Hunting Land, Timberland, Riverfront, Recreational Land

Latitude / Longitude

31.999783 / -88.711044

Bedrooms / Bathrooms

-- / 0.5

Acreage

236.730

Price

\$627,335

Property Website

<https://www.mossyoakproperties.com/property/clarke-county-236-73-acres-clarke-mississippi/76990/>



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PROPERTY DESCRIPTION

This surveyed 236.73+/-acre property in Quitman, MS, offers a unique blend of natural beauty and practical amenities. The land is divided into distinct areas that provide versatility:

- **Forest and Wildlife:**
 - 112 acres of mixed 12-year-old hardwood and pine create a mature forest setting.
 - 116 acres of 5-year-old natural regeneration provide excellent wild game bedding and habitat, making it ideal for wildlife enthusiasts.
- **Development Opportunities:**
 - 9 acres of open fields make a perfect home site with plenty of room for a custom build.
- **Access and Frontage:**
 - The property boasts 4,225 feet of frontage along the Chickasawhay River, offering scenic water views.
 - With 3,484 feet of road frontage on a well-maintained Clarke County road, accessibility is excellent.
- **Structures and Storage:**
 - A closed in Quonset on a concrete slab is already equipped with power and water, ready for various uses.
 - Two open pole barns provide ample storage space.
- **Additional Features:**
 - The varied topography supports diverse upland bird species and other wildlife.
 - A large hardwood bottom traverses the property, adding to its natural charm.

Located only 24 miles south of Meridian.

Overall, this property combines valuable natural resources with practical features, making it a desirable choice for both conservation and development.

Will Waits

Certified Land Specialist

Licensed in MS

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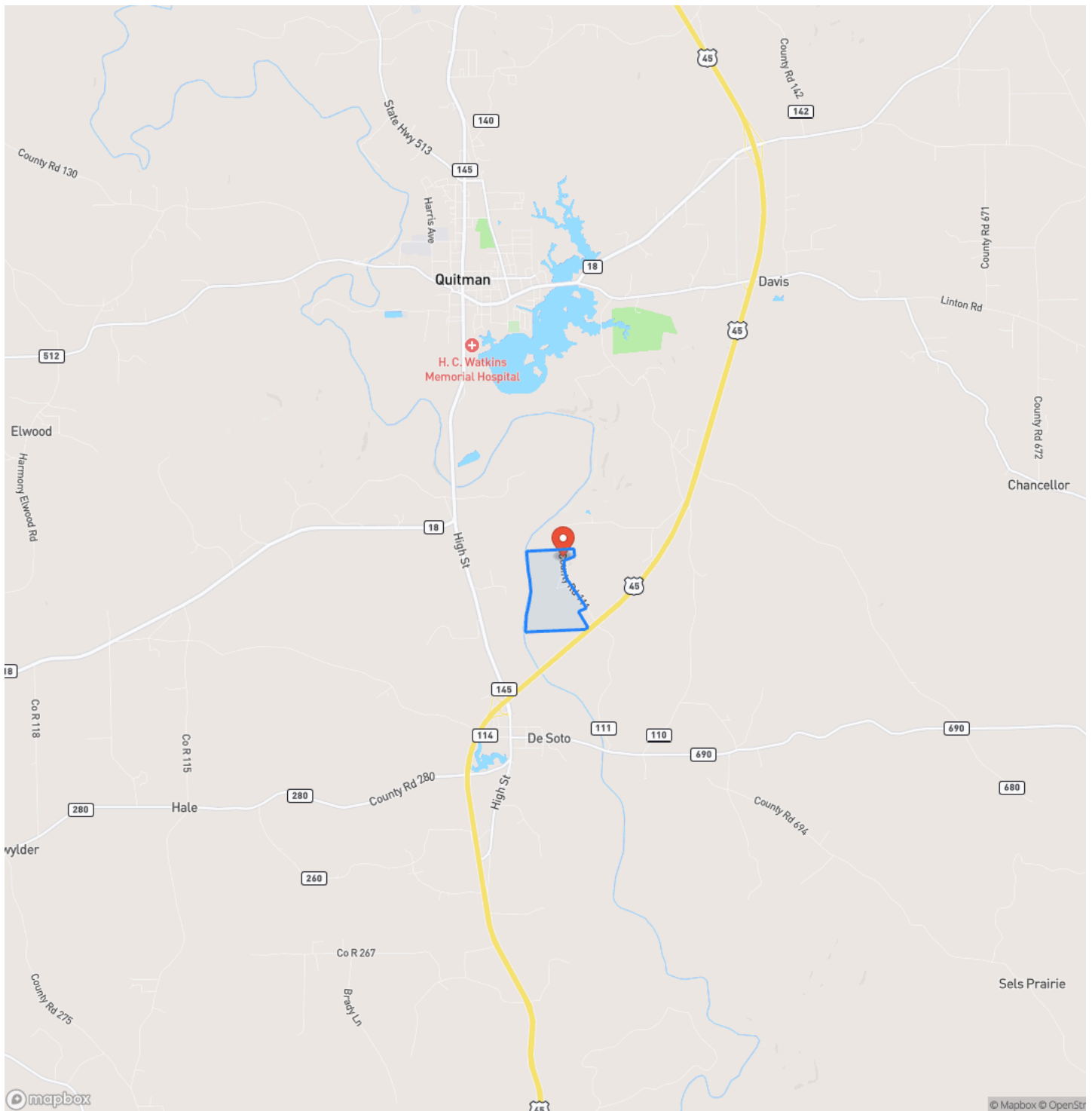
Email: wwaits@mossyoakproperties.com



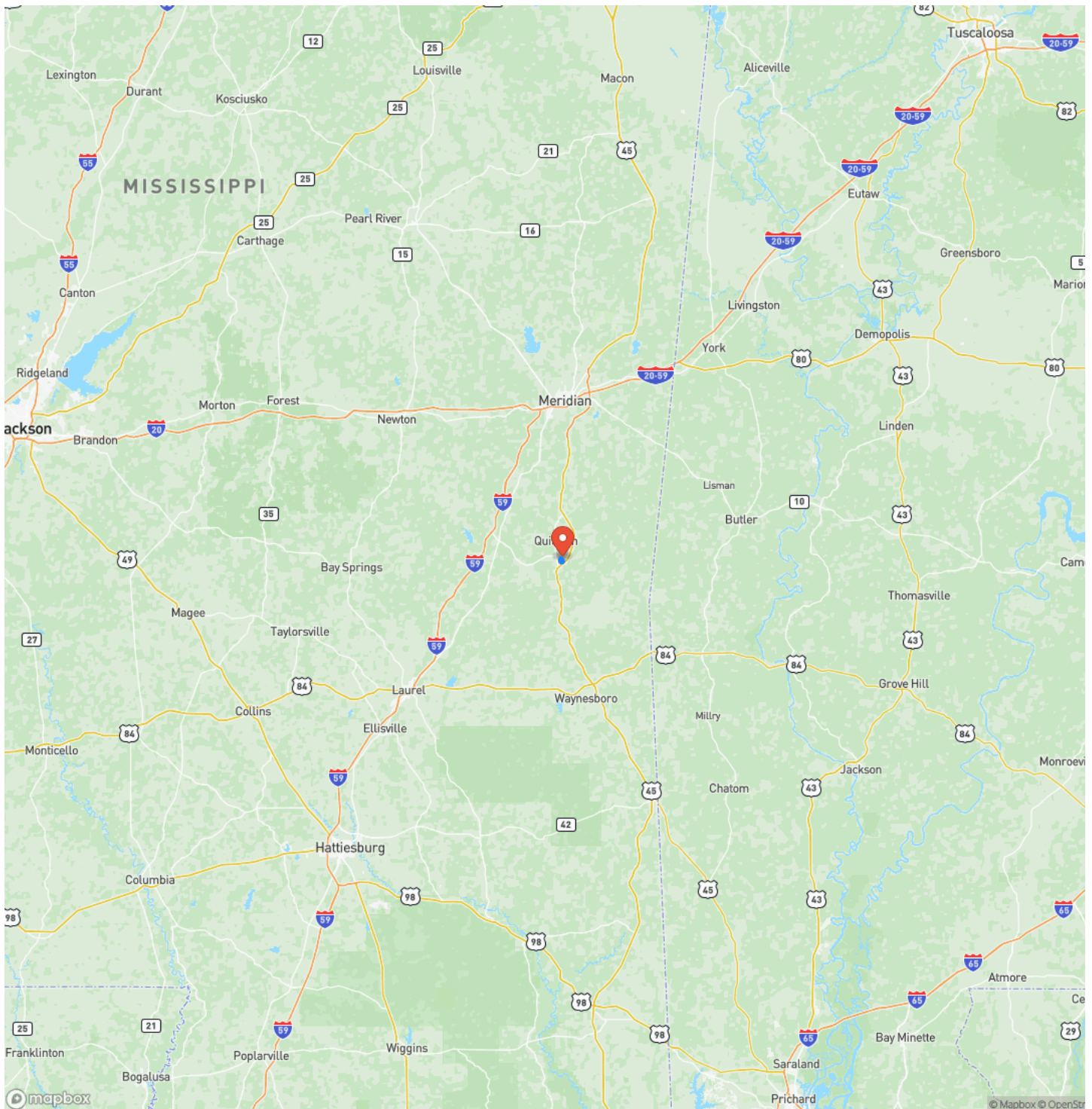
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Locator Map



Locator Map



Satellite Map



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LISTING REPRESENTATIVE

For more information contact:



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NOTES

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MORE INFO ONLINE:

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Mossy Oak Properties Bottomland Real Estate

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