

Highway 32  
Hwy 32  
Bruce, MS 38915

**\$240,000**  
80± Acres  
Calhoun County



**Highway 32**  
**Bruce, MS / Calhoun County**

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**SUMMARY**

**Address**

Hwy 32

**City, State Zip**

Bruce, MS 38915

**County**

Calhoun County

**Type**

Hunting Land, Recreational Land, Undeveloped Land, Timberland

**Latitude / Longitude**

33.991321 / -89.346465

**Acreage**

80

**Price**

\$240,000

**Property Website**

<https://www.mossoakproperties.com/property/highway-32/calhoun/mississippi/99186/>



## Highway 32 Bruce, MS / Calhoun County

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### **PROPERTY DESCRIPTION**

#### **80± Acres - Calhoun County, MS - Prime Timber & Hunting Property**

Excellent opportunity to own **80± acres** of recreational and timberland in Calhoun County, Mississippi. Owner will grant an easement to provide access to Hwy 32, offering convenience while maintaining privacy.

This versatile tract features mature pine timber, providing both strong investment potential and exceptional wildlife habitat. The property is loaded with whitetail deer and wild turkey, making it an ideal hunting and outdoor recreation tract. Established pine stands create excellent cover and bedding areas for game, and the layout offers opportunities for food plots and shooting lanes.

The gently rolling terrain provides multiple potential homesites or cabin locations, perfect for a hunting camp, weekend retreat, or future rural residence.

Whether you're seeking a manageable timber investment, a premier hunting property, or a private piece of Mississippi land, this 80± acre tract offers outstanding potential.

#### **Property Highlights:**

- 80± Acres
- Access to Highway 32 via deeded easement (owner will grant)
- Mature Pine Timber
- Excellent Deer & Turkey Hunting
- Recreational & Investment Opportunity
- Private Rural Setting

Shown by appointment only.

Greg Warren, Certified Land Specialist

Licensed in MS

Office: [662-495-1121](tel:662-495-1121)

Cell: [662-547-8126](tel:662-547-8126)

Email: [gwarren@mossyoakproperties.com](mailto:gwarren@mossyoakproperties.com)



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## Locator Map

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## Locator Map

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## Satellite Map

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## **DISCLAIMERS**

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Maps are provided for illustration purposes only, the accuracy is not warranted. Parcels on interactive maps are not adjusted to match aerial backgrounds. This information is for reference purposes only and is not a legal document. Data maps contain errors. The seller and seller's agent are making known to all potential buyers that there may be variations between the location of the existing fence lines and the legal description of the deeded property. Seller and seller's agent make no warranties with regard to the location of the fence lines in relationship to the deeded property lines, nor does the Seller make any warranties or representations with regard to the specific acreage contained within the fenced property lines. Seller is selling the property in an "as is" condition, which includes the location of the fences as they exist. Boundaries shown on the accompanying maps are approximate, based on county parcel data. The maps are not to scale. The accuracy of the maps is not guaranteed. Prospective buyers are encouraged to verify fence lines, deeded property lines and acreages using a licensed surveyor at their own expense.

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**Mossy Oak Properties Bottomland Real Estate**

5795 Highway 45 Alt S

West Point, MS 39773

(662) 495-1121

<https://www.mossoakproperties.com/>

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