

Copiah 418+/- Acres  
9009 Raymond Rd  
Hazlehurst, MS 39083

**\$1,250,000**  
418± Acres  
Copiah County



**Copiah 418+/- Acres**  
**Hazlehurst, MS / Copiah County**

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**SUMMARY**

**Address**

9009 Raymond Rd

**City, State Zip**

Hazlehurst, MS 39083

**County**

Copiah County

**Type**

Recreational Land, Business Opportunity, Undeveloped Land,  
Hunting Land

**Latitude / Longitude**

31.947047 / -90.432064

**Acreage**

418

**Price**

\$1,250,000

**Property Website**

<https://www.mossyoakproperties.com/property/copiah-418-acres-copiah-mississippi/93657/>



## Copiah 418+/- Acres Hazlehurst, MS / Copiah County

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### **PROPERTY DESCRIPTION**

418± Acres | Mixed-Use Development and Recreational Property | Copiah County, Mississippi

Approximately three miles from Interstate 55, this 418± acre tract in Copiah County, Mississippi, presents exceptional potential for development, investment, or recreation. The property's location provides convenient access to major transportation routes while maintaining a private and rural setting.

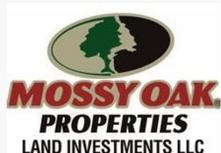
The land offers a diverse mix of young hardwood and pine timber, along with open areas suitable for future residential or commercial development. An established internal road and trail system allows for easy access throughout the property. The topography features gently rolling terrain with multiple elevated home or cabin sites and several potential lake or pond sites.

This tract is also well-suited for recreational use, with abundant whitetail deer, turkey, and small game populations. The northern boundary is Turkey Creek and a small creek runs throughout the property as well. Power and utilities are available nearby, further enhancing its development versatility.

Property Highlights:

- 418± total acres
- Approximately 3 miles from Interstate 55
- Mixed hardwood and pine timber with open areas
- Excellent internal road and trail network
- Strong wildlife habitat for deer and turkey
- Multiple potential lake and home sites
- Suitable for residential, recreational, or mixed-use development
- Power and utilities accessible nearby
- Less than 2 miles from Lake Copiah

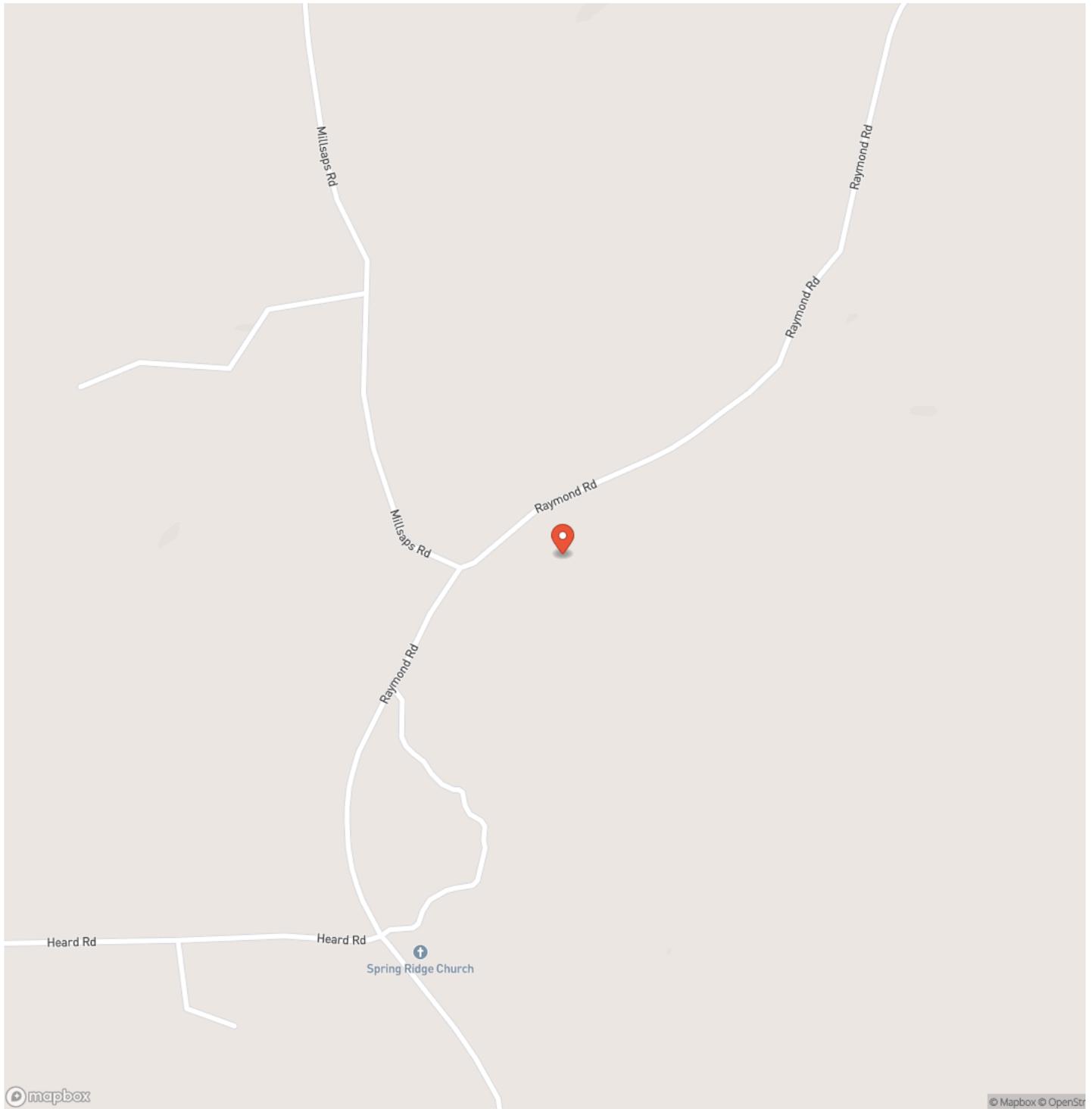
Location: Copiah County, Mississippi - convenient to Jackson and Baton Rouge



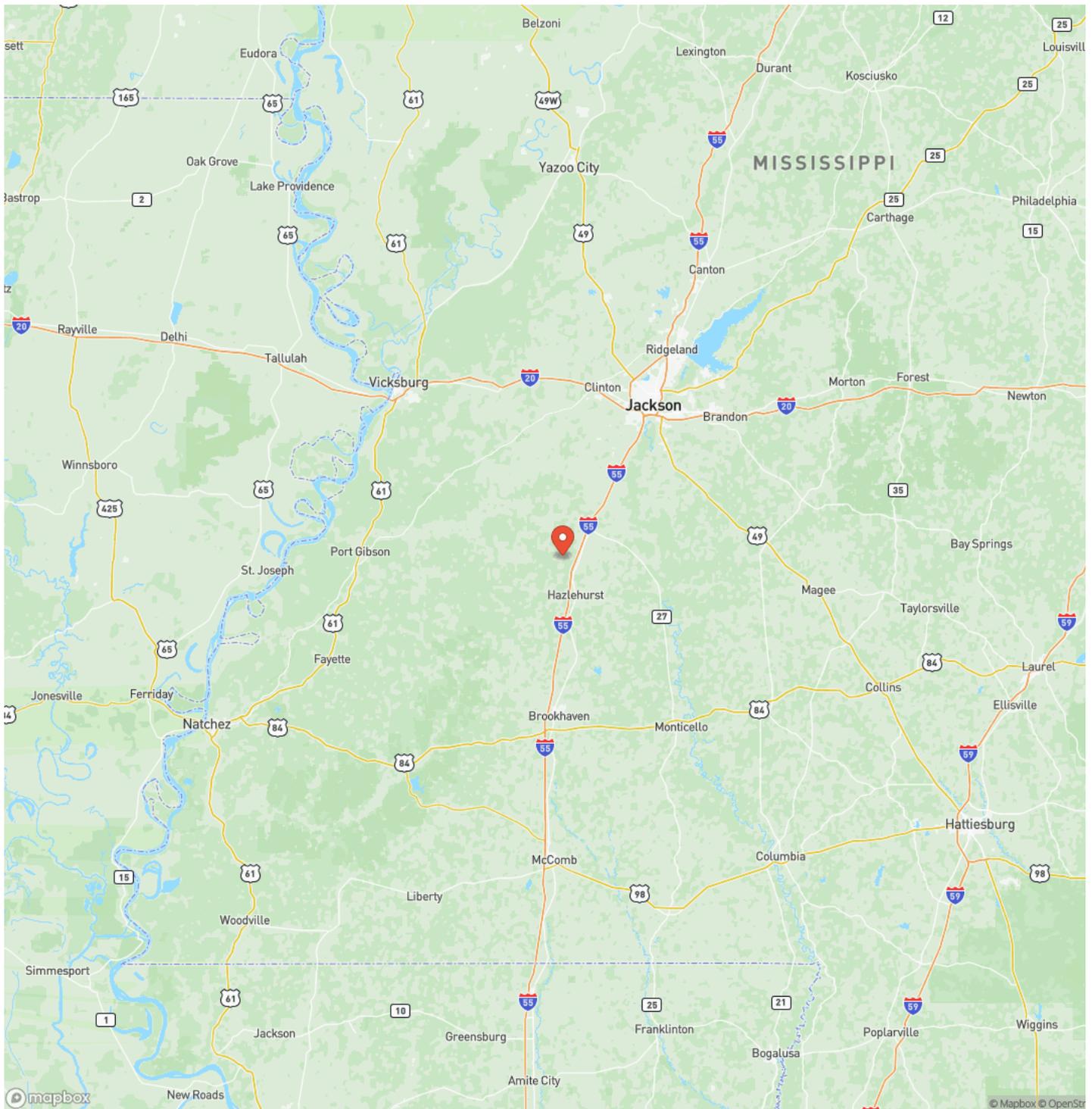
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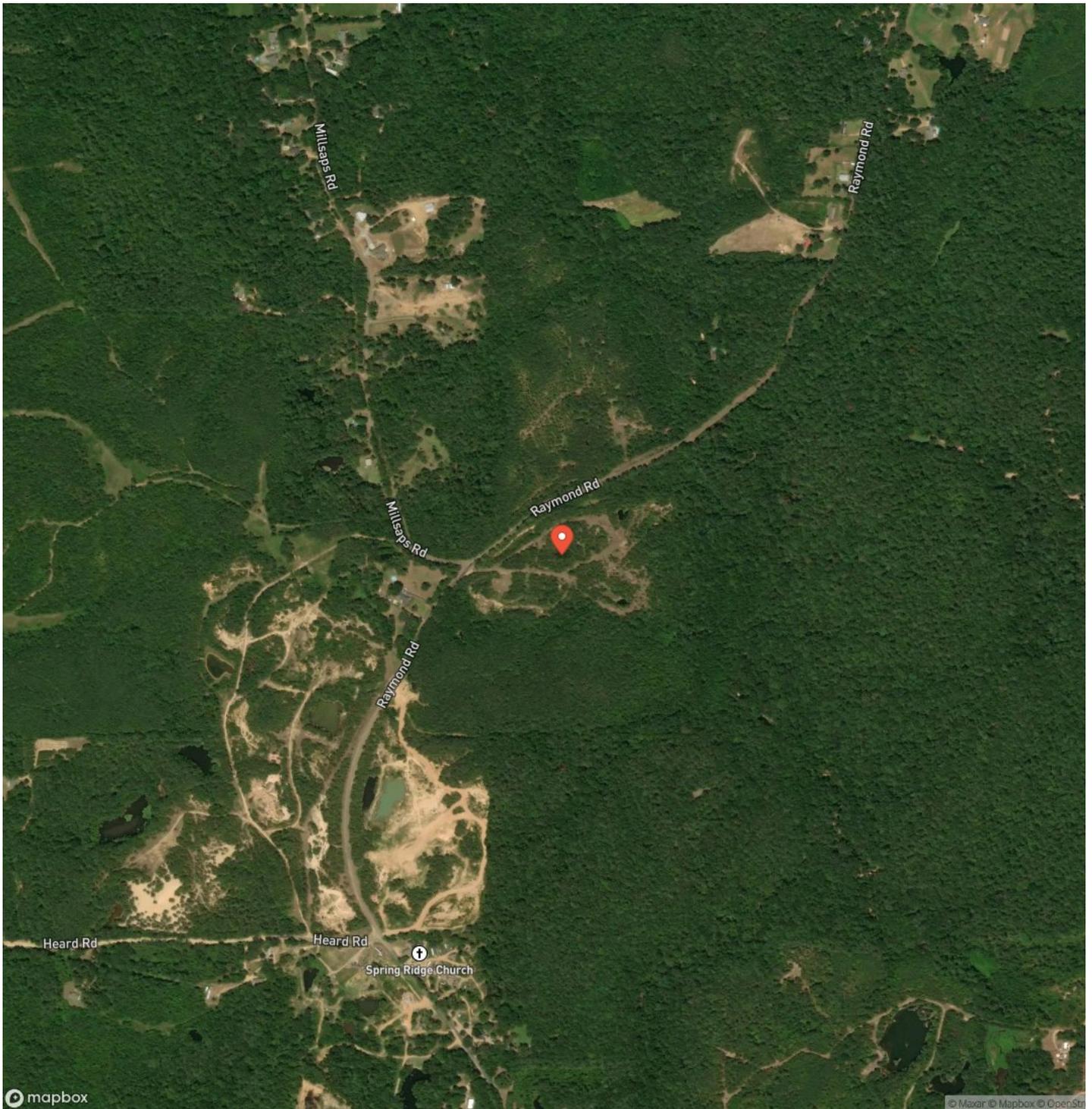
## Locator Map



# Locator Map



## Satellite Map







## **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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