



SMALLTOWN

HUNTING PROPERTIES
& REAL ESTATESM

101.92± ACRES
COPIAH COUNTY, MS
\$331,240



OFFICE (769) 888-2522 | WWW.SMALLTOWNPROPERTIES.COM

LOCATION:

- Harmony Road
Crystal Springs, MS 39059
- Copiah County
- 5± Miles SE of Crystal Springs
- 25± Miles SW of Jackson
- 48± Miles NE of McComb

COORDINATES:

- 31.9326, -90.2819

TAX INFORMATION:

- Parcel #: 1-068-15-007.00
- 2025 Taxes: \$309.12

PROPERTY USE:

- Recreational
- Timberland Investment
- Hunting & Fishing
- Potential Camp/Home Site

PROPERTY INFORMATION:

- 101.92± Acres
- Planted Pine Timber
- Two Ponds
- Seasonal Creeks
- Internal Road System
- Paved Road Frontage
- Utilities Nearby



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MICHAEL OSWALT, ALC

PRINCIPAL BROKER, MS

EXECUTIVE BROKER, AR

DESIGNATED BROKER, MO

C: 662-719-3967

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michael@smalltownproperties.com

4848 Main St. - Flora, MS 39071

smalltownproperties.com

WELCOME TO THE COPIAH 101.92

WELCOME TO THE COPIAH 101.92, LOCATED JUST FIVE MILES SOUTHEAST OF CRYSTAL SPRINGS IN COPIAH COUNTY, MISSISSIPPI. This 101.92± acre recreational timberland tract offers a great blend of investment potential and outdoor enjoyment, featuring predominantly planted pine timber established around 2020. If you've been searching for a well-rounded recreational property in South Central Mississippi, this tract deserves a spot on your list.

The property is set up nicely for hunting and recreation, with a couple of established wildlife plots and room for a few more. The area is known for good deer and turkey populations, and during the initial inspection, I heard more quail whistling than I've heard in years. Two ponds provide fishing opportunities, with one confirmed to hold bass and bream, while a couple of small seasonal creeks add some diversity to the property. The road system was recently cleaned up with a dozer, allowing for easy access throughout the tract.



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f/35,000+ Followers



MORE ABOUT THE COPIAH 101.92

If you're considering building a camp or home, utility providers in the area include Harmony Ridge Water Association and Southern Pine EPA. The property is accessed via paved Harmony Road, offering convenience and ease of travel. The location is convenient, being just 25 miles southwest of the Jackson Metro Area and 48 miles northeast of McComb.

If you've been searching for a recreational timberland tract, contact Michael Oswalt today to schedule your private tour of the Copiah 101.92.



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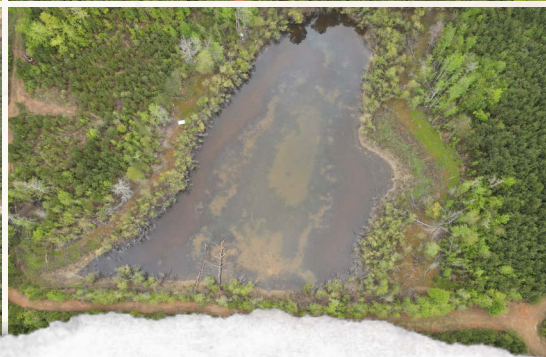
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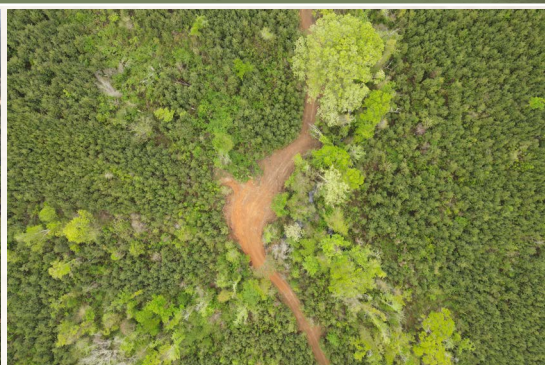
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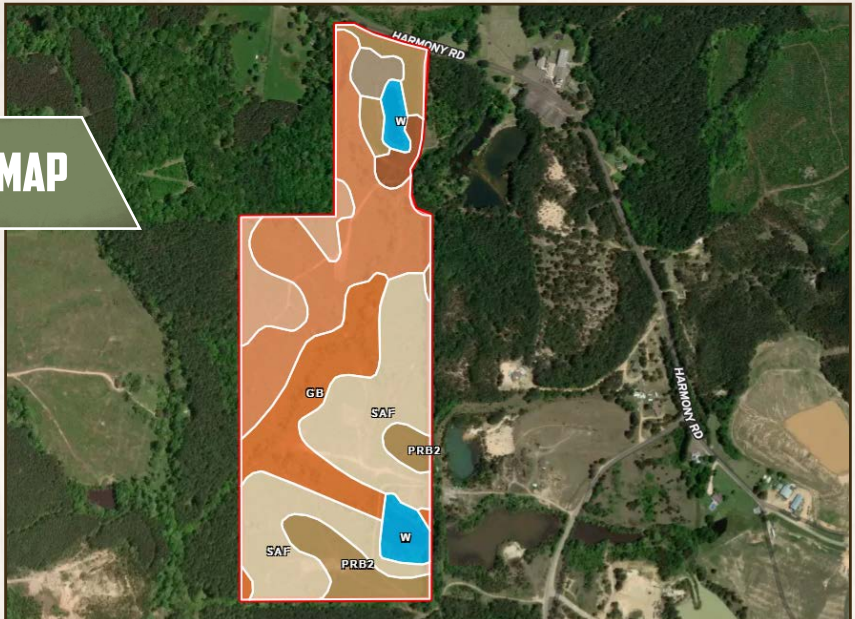
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SOIL MAP



SOIL CODE	SOIL DESCRIPTION	ACRES	%	CPI	NCCPI	CAP
SaF	Saffell gravelly sandy loam, 17 to 40 percent slopes	29.81	30.66	0	10	7e
SaE	Saffell gravelly sandy loam, 12 to 17 percent slopes	24.55	25.25	0	40	6e
Gb	Gillsburg silt loam	15.44	15.88	0	50	2w
PrB2	Providence silt loam, 2 to 5 percent slopes, eroded	12.14	12.48	0	28	2e
LbB2	Lax silt loam, 2 to 5 percent slopes, eroded	6.61	6.8	0	32	2e
W	Water	4.74	4.87	0	-	-
Ud	Udorthents, gravelly	2.05	2.11	0	47	3e
SmD	Smithdale sandy loam, 8 to 12 percent slopes	1.91	1.96	0	53	4e
TOTALS		97.25(100%	-	28.81	4.74



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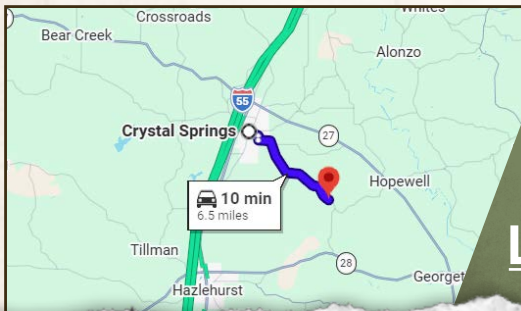
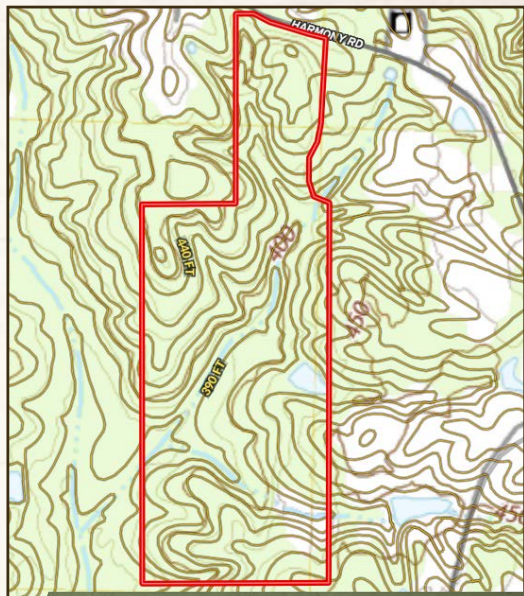
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land id.
LINK



TOPOGRAPHY MAP



Directions From Jackson Street in Crystal Springs, MS: Travel toward Bennett Street and turn right on Bennett Street. Continue 0.3 miles and turn left on Harmond Road. Travel 5.7 miles to the property on the right.

[LINK TO GOOGLE MAP DIRECTIONS](#)



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