

36.5 acres bordering The Homochitto National Forest  
Enterprise Rd  
Roxie, MS 39661

**\$250,000**  
36.500± Acres  
Franklin County



**36.5 acres bordering The Homochitto National Forest  
Roxie, MS / Franklin County**

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**SUMMARY**

**Address**

Enterprise Rd

**City, State Zip**

Roxie, MS 39661

**County**

Franklin County

**Type**

Recreational Land, Timberland, Hunting Land

**Latitude / Longitude**

31.435714 / -91.106973

**Acreage**

36.500

**Price**

\$250,000

**Property Website**

<https://www.mossoakproperties.com/property/36-5-acres-bordering-the-homochitto-national-forest-franklin-mississippi/105543/>



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### **PROPERTY DESCRIPTION**

36.5± Acres Adjoining the Homochitto National Forest - Roxie, Mississippi

If you've been searching for an affordable hunting tract or private weekend getaway in Southwest Mississippi, this 36.5± acre property in Roxie deserves a look. Located right off Highway 33 and just minutes from Highway 84, this tract offers both convenience and seclusion in a great recreational area.

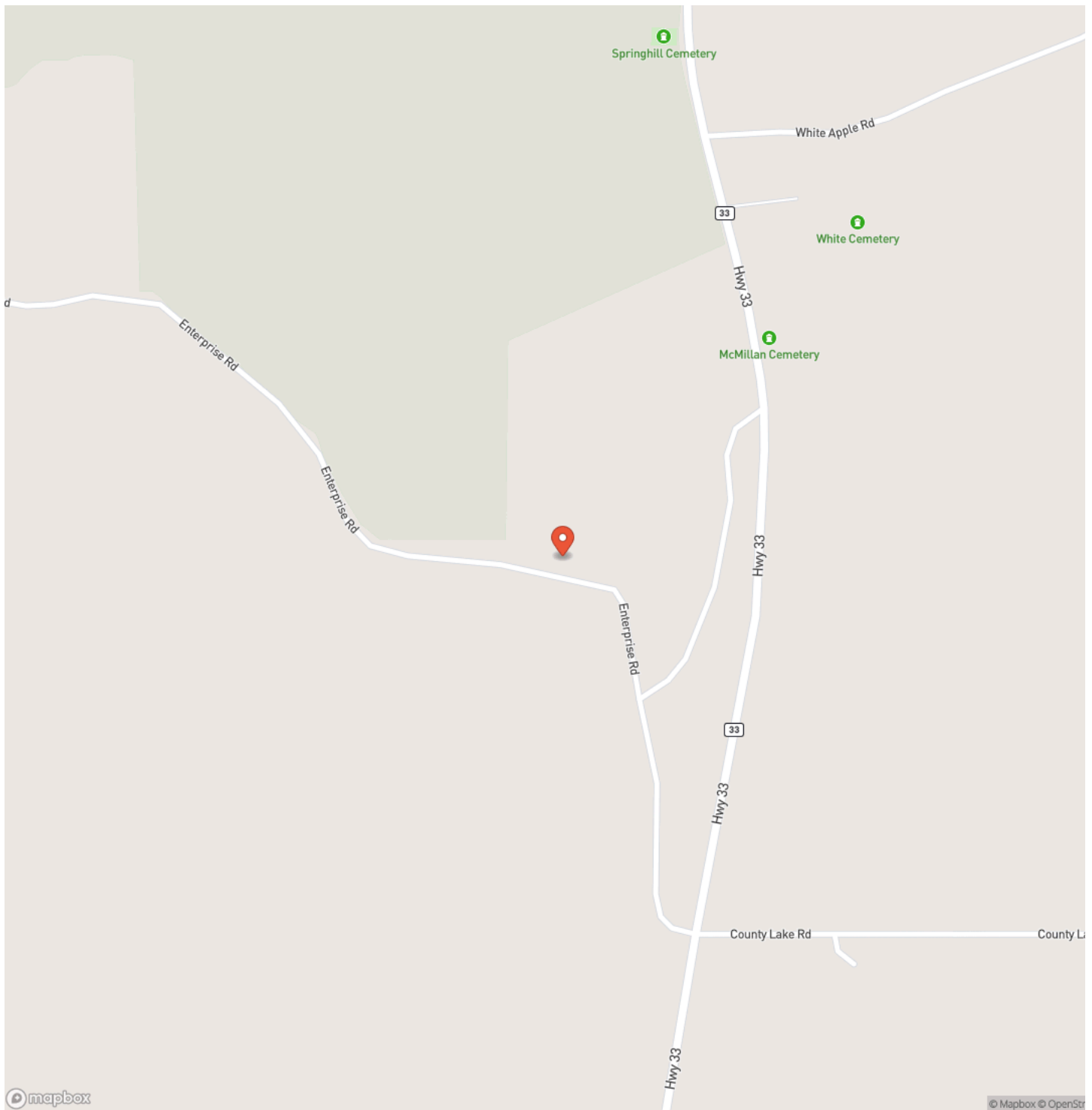
One of the standout features is the direct adjacency to the Homochitto National Forest, giving you access to thousands of additional acres for hunting, hiking, and outdoor recreation right out your back door. The property features an established access road into the tract, making it easy to navigate and enjoy immediately.

I can already picture your cabin sitting on the hill overlooking the wooded creek bottom - the perfect setting to enjoy peaceful mornings, watch wildlife, and unwind after a day outdoors. With power and community water available nearby, this property is well suited for a hunting camp, weekend retreat, or future homesite.

Located in big deer country, this tract offers excellent deer and turkey hunting with plenty of opportunities to enjoy the outdoors year-round. Whether you're looking for a personal getaway or a solid recreational investment, this property checks all the boxes.

Conveniently located under 30 minutes from both Natchez and Gloster, and less than 2 hours from Baton Rouge, Louisiana, this tract is easily accessible for weekend trips and outdoor adventures.

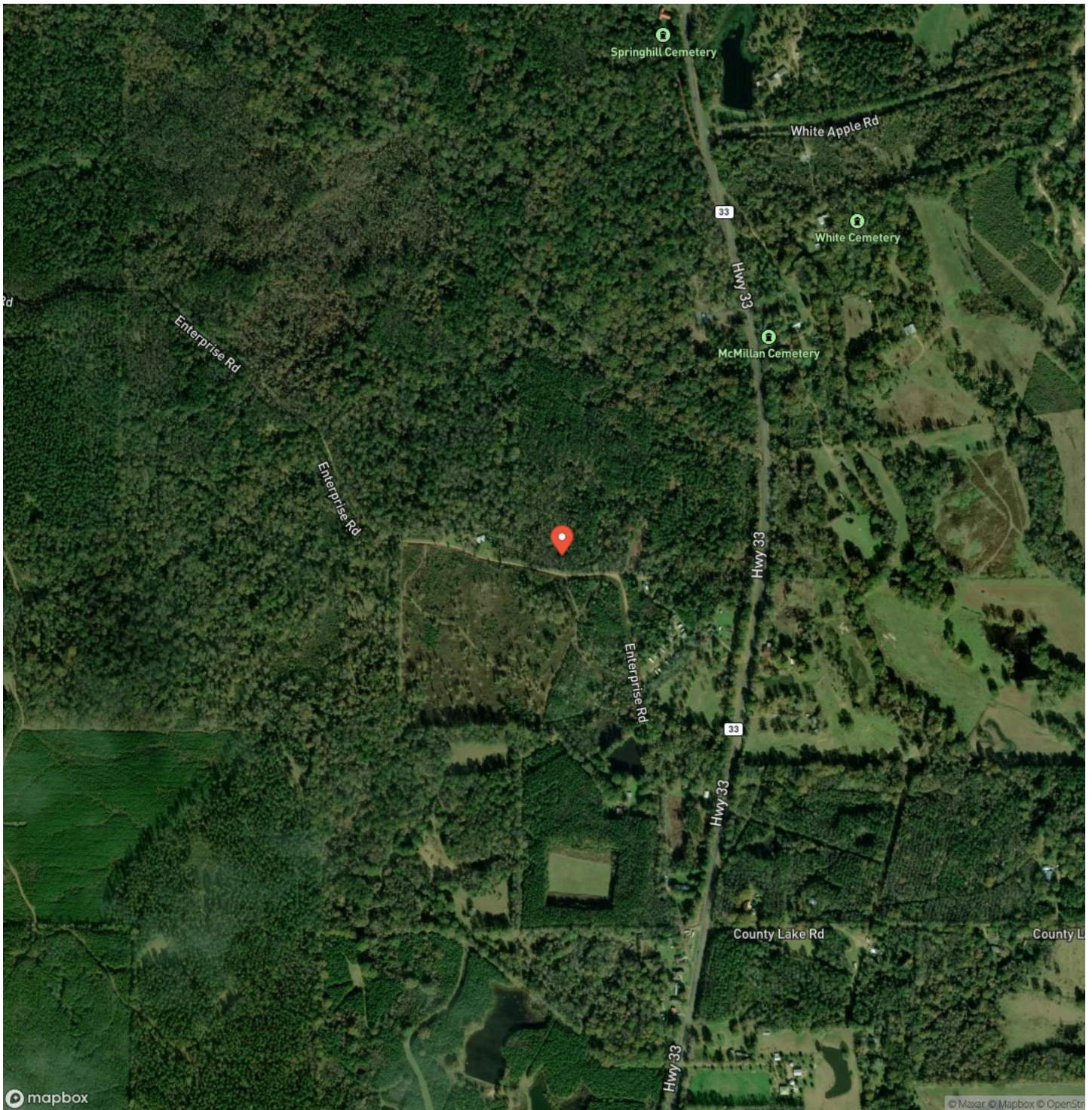
## Locator Map





36.5 acres bordering The Homochitto National Forest  
Roxie, MS / Franklin County

## 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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