

255 Acres Simpson County
Christian Heights Road
Braxton, MS 39044

\$585,000
255± Acres
Simpson County



**255 Acres Simpson County
Braxton, MS / Simpson County**

SUMMARY

Address

Christian Heights Road

City, State Zip

Braxton, MS 39044

County

Simpson County

Type

Hunting Land, Recreational Land

Latitude / Longitude

32.016781 / -89.920059

Acreage

255

Price

\$585,000

Property Website

<https://www.mossyoakproperties.com/property/255-acres-simpson-county-simpson-mississippi/99322/>



**255 Acres Simpson County
Braxton, MS / Simpson County**

PROPERTY DESCRIPTION

255± Acres | Premier Hunting & Recreation Tract | Christian Heights Road - Braxton, MS

If you've been searching for a true Mississippi hunting and recreational getaway-with the right blend of habitat, access, and future upside-this 255± acre tract on Christian Heights Road in Braxton checks all the boxes. Designed by nature for deer hunters, outdoorsmen, and investors alike, the property offers a diverse landscape that transitions from gently sloping pine ground into mixed hardwood bottoms, creating ideal edge habitat and travel corridors.

A major highlight is the ~80± acres of natural regrowth pine timber, providing excellent cover today and strong potential for future timber income as it continues to mature. Whether your goal is weekend hunting, family recreation, or long-term land ownership with value appreciation, this tract delivers.

The land is already set up for enjoying and managing: internal trails provide access throughout, making it easy to reach stand locations, check cameras, maintain food plots, and explore the property by ATV/UTV. A small pond adds another recreation feature and a reliable water source for wildlife, while a small creek crosses a portion of the property, enhancing habitat diversity and appeal.

For the hunter, it gets even better-two deer stands are included with the sale, and a powerline right-of-way offers prime opportunities for food plots and long shooting lanes, making it easy to tailor the property to your hunting style.

Property Highlights

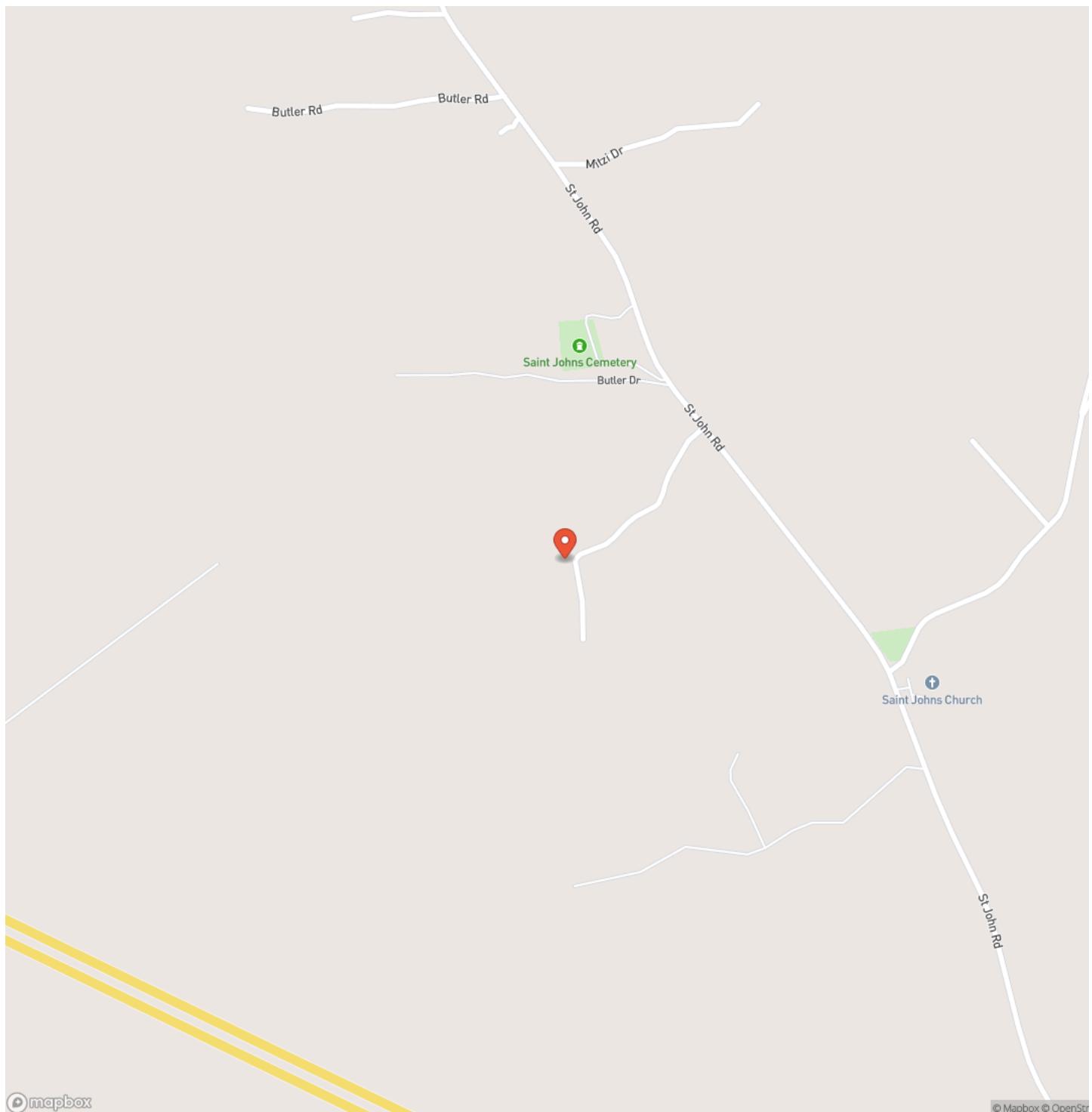
- 255± acres on Christian Heights Road, Braxton, MS
- Exceptional deer hunting & recreational use
- ~80± acres natural regrowth pine timber for future income potential
- Small pond + creek crossing part of the property
- Gently sloping terrain with pines transitioning to mixed hardwood bottoms
- Internal trail system for easy access throughout
- 2 deer stands included
- Powerline right-of-way ideal for food plots & hunting lanes

This is the kind of place you can improve, enjoy, and pass down-an outstanding Mississippi acreage tract with the features that matter most.

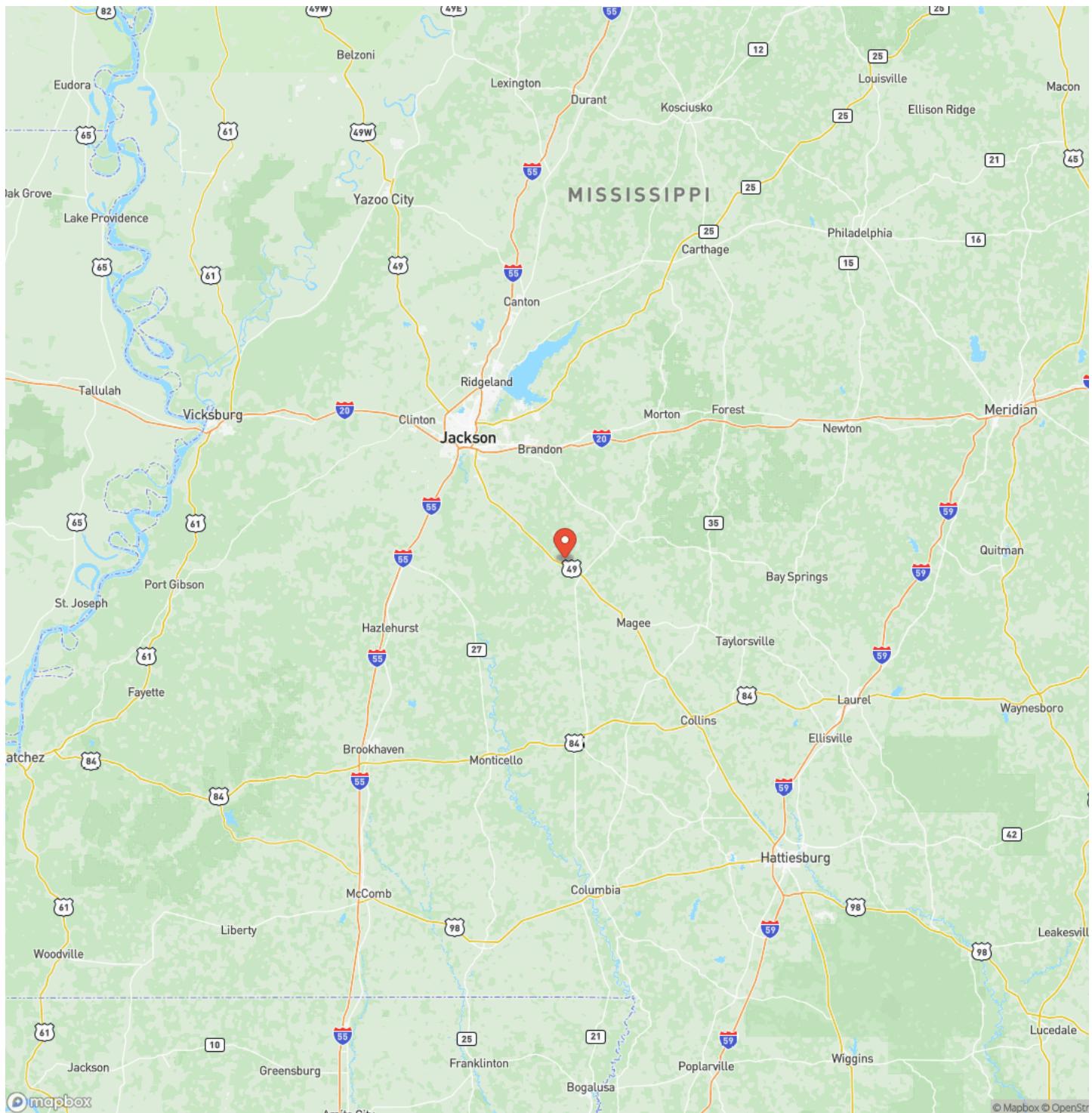
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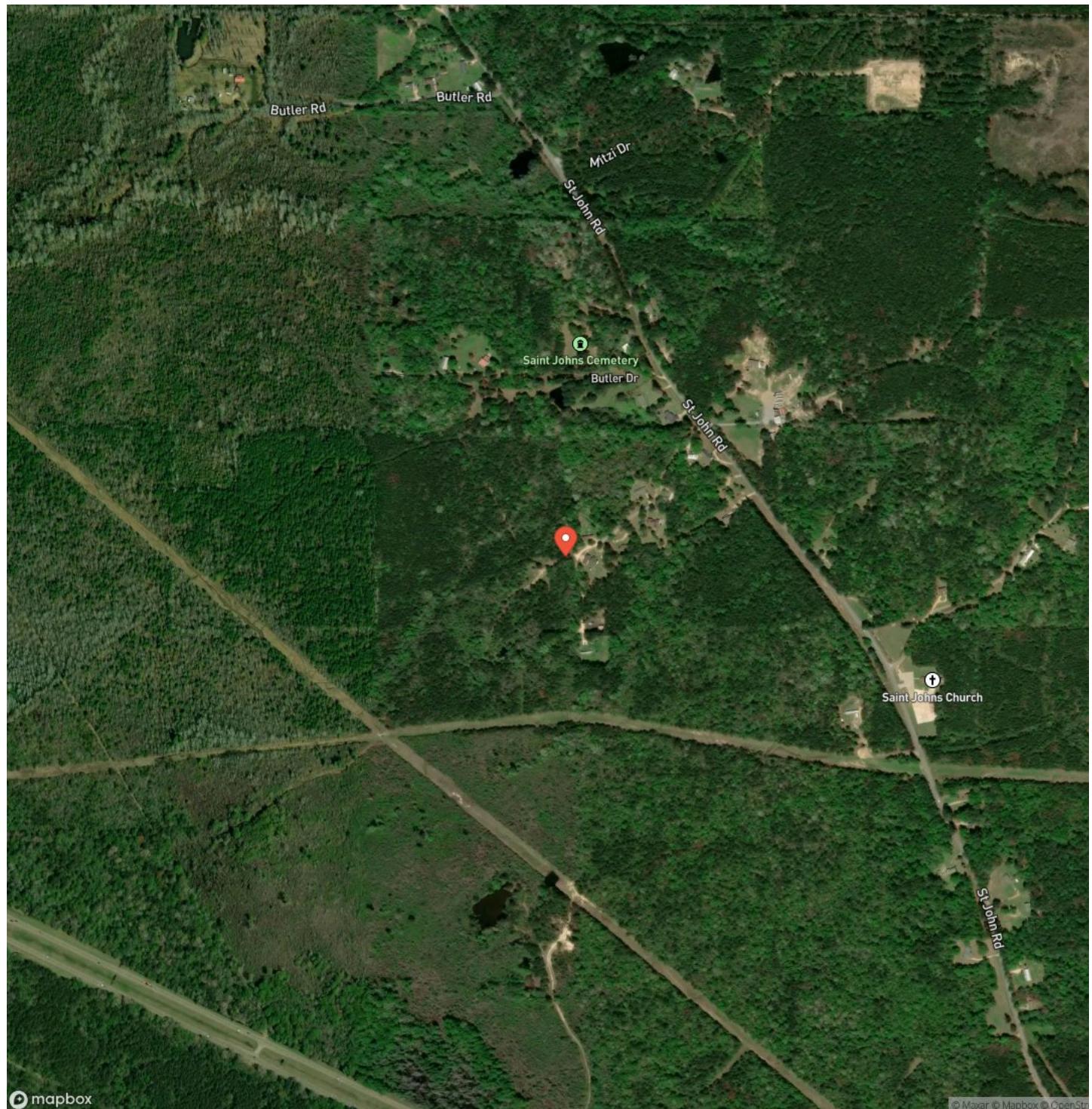
Locator Map



Locator Map



Satellite Map



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255 Acres Simpson County Braxton, MS / Simpson County

LISTING REPRESENTATIVE

For more information contact:



Representative

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Email

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Address

105 W Chickasaw

City / State / Zip

NOTES

NOTES

DISCLAIMERS

Property does have some acreage within FEMA Flood Zone.

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MossyOakProperties.com
