

Quitman County, MS - Bland Road 91 Acres
0 Bland Road
Lambert, MS 38643

\$414,050
91± Acres
Quitman County



Quitman County, MS - Bland Road 91 Acres
Lambert, MS / Quitman County

SUMMARY

Address

0 Bland Road

City, State Zip

Lambert, MS 38643

County

Quitman County

Type

Hunting Land, Recreational Land

Latitude / Longitude

34.181257 / -90.392772

Taxes (Annually)

228

Acreage

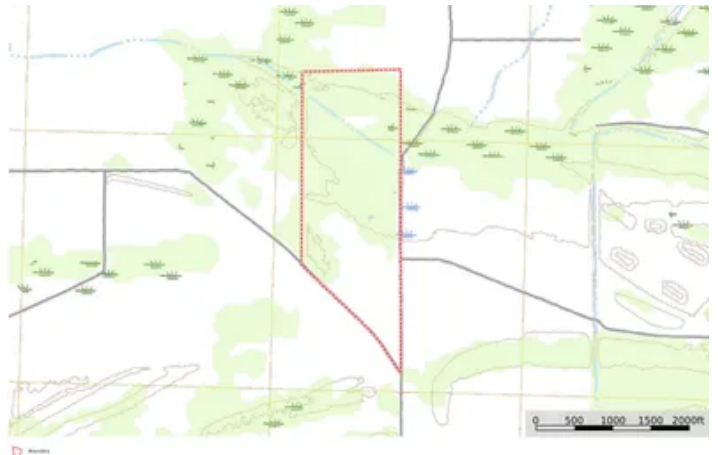
91

Price

\$414,050

Property Website

<https://www.mossyoakproperties.com/property/quitman-county-ms-bland-road-91-acres-quitman-mississippi/68686/>



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PROPERTY DESCRIPTION

Quitmand County - Bland Road 91

The Bland Road property offers the perfect mix of recreational enjoyment and hunting potential. Enrolled in the Wetlands Reserve Program (WRP) about thirty years ago, this tract has matured into a thriving wildlife habitat. It's an excellent opportunity for anyone looking for a small, private hunting property with incredible potential to improve.

Key Features of the Property:

- **Established Hardwood Plantings:** The planted hardwoods have a high survival rate, providing excellent cover and mast production, ideal for wildlife.
- **Food Plots:** Several strategically placed food plots scattered throughout the property enhance its attractiveness to game.
- **Well-Maintained Trails/Roads:** Access to all areas of the property is easy thanks to a network of good interior trails and roads.
- **Moist-Soil Area (Northern End):** This area holds water during wetter seasons and is covered with native grasses and moist-soil plants, creating a habitat rich in biodiversity.
- **Natural Willow Brake:** A year-round water source that serves as a resting area for waterfowl, adding to the property's appeal for hunters.
- **Adjoining a Large Privately-owned Recreational Tract:** Bordering the property to the east, this area is home to large whitetail deer and consistently attracts ducks each year.

The Bland Road property has been lightly hunted, offering a clean slate for a new owner to enhance the hunting opportunities even further. If you're in the market for a recreational hunting tract with tremendous potential, don't miss out—contact me today to schedule a tour!

Darrell Bullock, ARA, MAI, SRA

Managing Broker

Mossy Oak Properties, Bottomland Real Estate - The Delta

Cell 662 - 392 -3010

Office [662 624 8282](tel:6626248282)

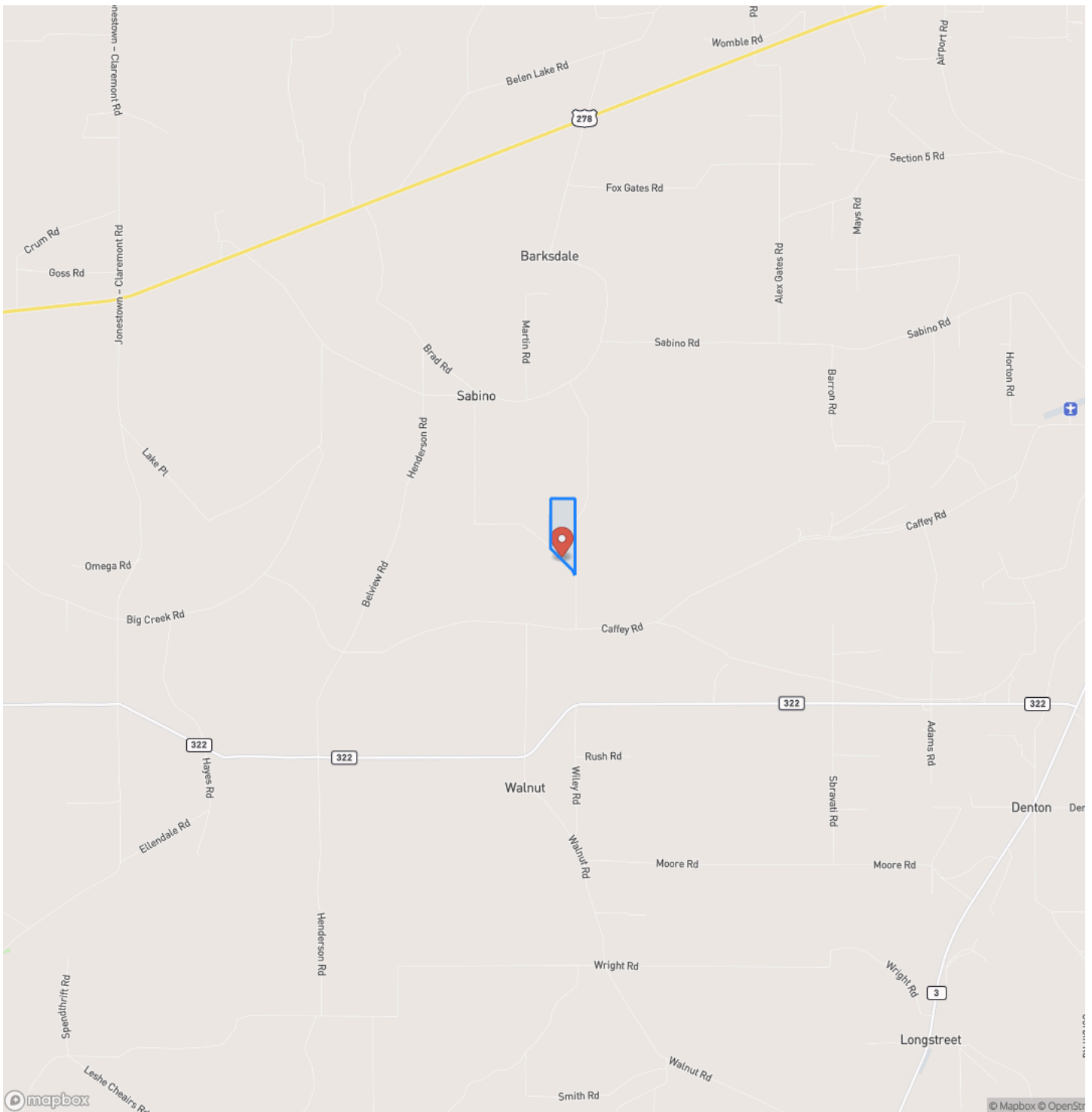
dbullock@mossyoakproperties.com



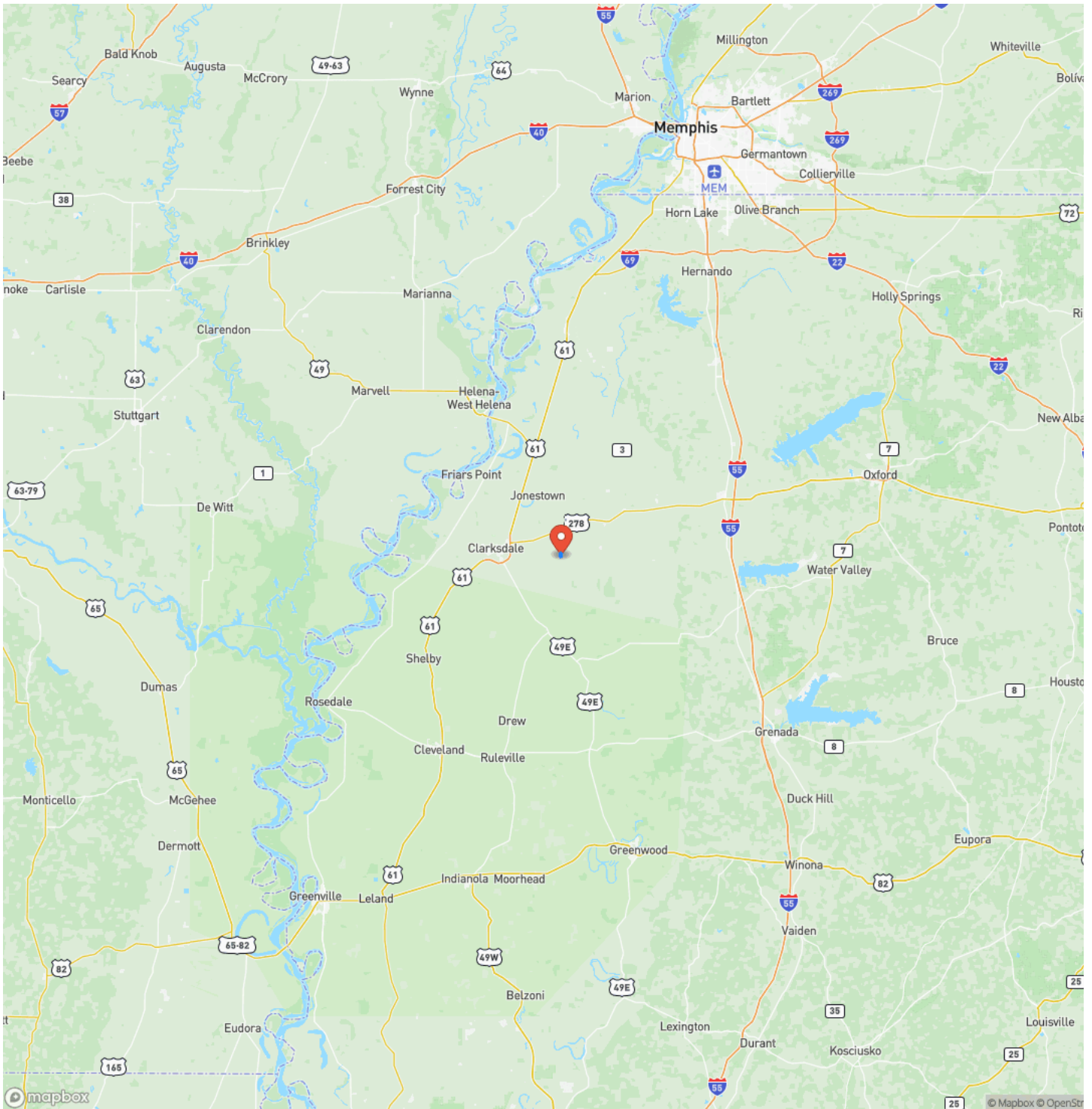
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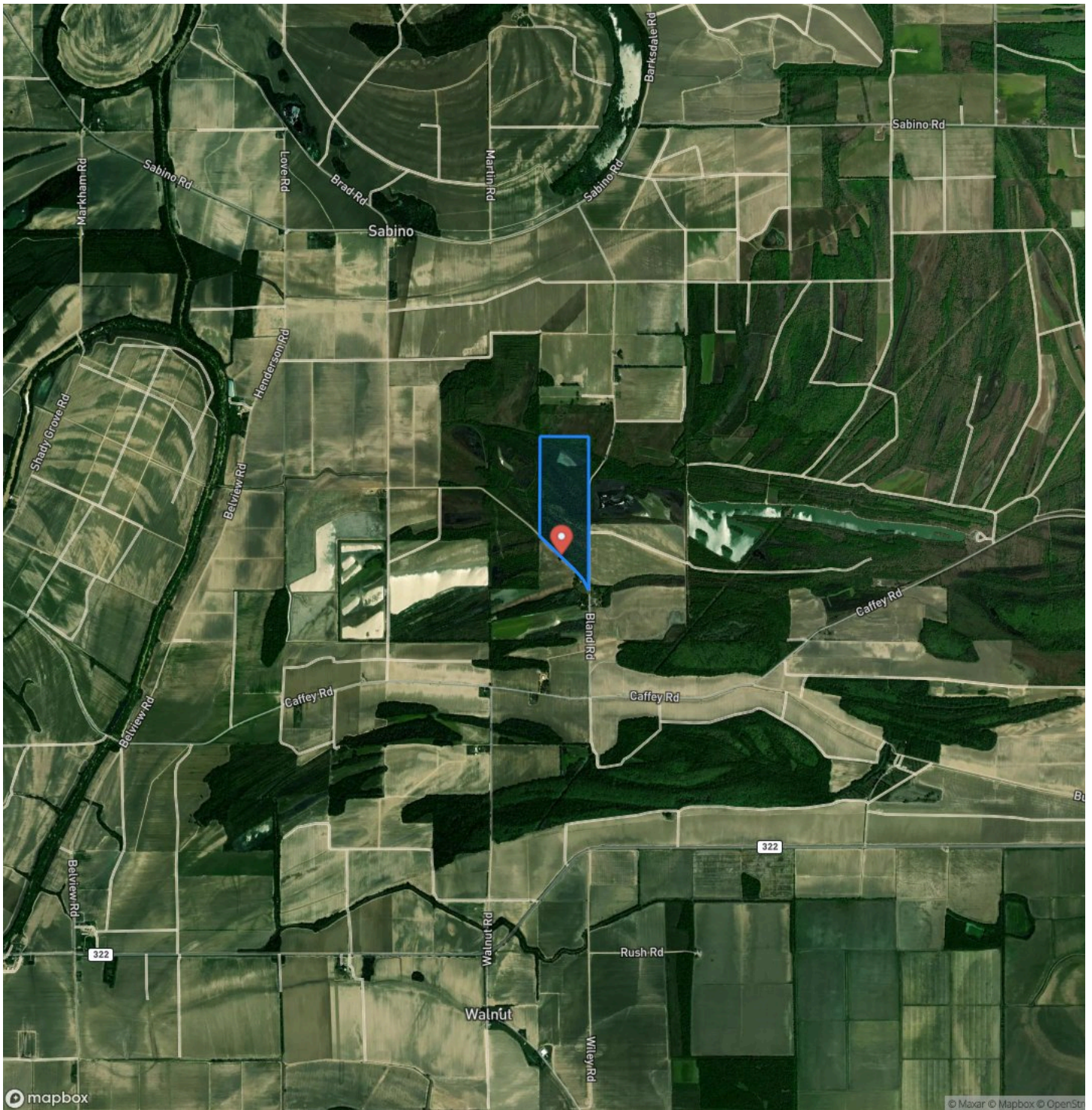
Locator Map



Locator Map



Satellite Map



**Quitman County, MS - Bland Road 91 Acres
Lambert, MS / Quitman County**

LISTING REPRESENTATIVE

For more information contact:



Representative

Darrell Bullock

Mobile

(662) 392-3010

Office

(662) 624-8282

Email

dbullock@mossyoakproperties.com

Address

2800 Martin Luther King Jr Blvd

City / State / Zip

NOTES

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This image shows a full page of blank white paper with horizontal ruling lines. The lines are evenly spaced and run across the width of the page, providing a template for writing or drawing. There are no margins, text, or other markings present.



MossyOakProperties.com

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Mossy Oak Properties Bottomland Real Estate

5795 Highway 45 Alt S

West Point, MS 39773

(662) 495-1121

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