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SOUTHERN STATES REALTY



Known for its excellent fishing and waterfowl hunting, Lake Yucatan is a destination for sportsmen. This property is Lot #14 of the Sunshine Trail Subdivision and is ready for you to build your dream camp. Sunshine Trail subdivision benefits from protective covenants. These can be reviewed upon request. Access to the property is available via private drive. Concreted and maintained boat ramp for members only. Don't miss your chance to own property on beautiful Lake Yucatan. Call today for your private showing.

Sunshine Trail, Lot #14, Newellton, LA

32.042810, -91.140558



- **Waterfront Lot**
- **Excellent Fishing**
- **Duck Hunting Property**
- **Private Boat Ramp Access**
- **Cleared Lot**
- **Private Lakefront Property**
- **2.5 Hours From Baton Rouge**



\$16,000

0.4 Acres
MLS #200798
UC #23042-00798

