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# SOUTHERN STATES REALTY



Land for sale with home on lake. This 268 acre recreational paradise is located in Lamar County, MS just northwest of Lumberton. Just above the 12 acre and 5 acre private lakes you'll find 2 homes/camps. The main home is 2 Bed/2 Bath approximately 1800SF. The guest home is 2 Bed/1 Bath approximately 1000SF. Just outside the main home you'll find a landscaped yard with custom firepit overlooking the lake. Just behind the homes you'll find a 40' x 60' shop to house all your toys and a lean to on the home with additional storage and skinning facilities. The property consists of mostly mature pine plantation with a small cutover in the center of the property. There are 5 food plots with box stands and feeders included. There is also a beautiful hardwood bottom along Long Branch Creek that flows through the western side of the tract. Both the 12 acre and 5 acre lakes are stocked with bass and bream. The smaller of the lakes is also stocked with catfish. This property is truly turnkey! Just show up and hunt. The owners are even leaving the furniture. The property is located less than 30 minutes from Hattiesburg, MS and just 90 minutes from most places in New Orleans, LA. This property makes a great recreational getaway to bring family and friends. It also makes a great hurricane getaway with standby generator on site. Call us today to setup your private showing of this one of a kind recreational paradise.

3947 Purvis Columbia Road, Lumberton, MS

31.175664, -89.645090 GPS



**\$975,000**

268 Acres  
 MLS #137994  
 UC #23042-37994



#HUNTINGLANDMAN