



**Stuart Hemphill**

stuarthemphill58@gmail.com

Office: (601) 250-0017

Cell: (601) 248-7637

SouthernStatesRealty.com



**Southern  
States Realty**



Welcome to "Fields of Dreams"! This versatile 86+ acre tract includes a gravel driveway that extends 1/2 mile from Hwy 575 to the 16' X 80' Fleetwood mobile home providing lots of seclusion, privacy & tranquility! The rolling topography of this property is fantastic ranging from 360' to 290' along the creek. The tract is half wooded & half open. Beautiful pastures have been cut for hay & will be ready for your cattle or horses. Two ponds provide water for your livestock and super fishing for bass & bream! Wildlife is abundant including whitetail deer, turkey, squirrel, and rabbit! Improvements include a 1999 Fleetwood M/H with front & back porches, a storage building with two drop sheds, 3200 sq. ft barn with a shop room, 1200 sq. ft. tractor shed with storage room & pump house! The 3BR/2 bath mobile home is neat as a pin and includes all appliances & some furnishings! The mobile home porch overlooks a small pond with a pier that is frequented by deer & other wildlife! Located about 16 miles east of Osyka, MS, this property is about 1 1/2 hours north of New Orleans & easily accessed from Interstate 55! You definitely do not want to miss an opportunity to see this beautiful property! Fields of Dreams is waiting for you, so don't delay, call today!

**4078 MS Hwy 575, Magnolia, MS**

**31.091572, -90.292651 GPS**



**\$399,800**

**86.91± Acres  
3 Bed/2 Bath  
MLS #143149**

