



Discover a turnkey six-house broiler poultry farm in Smithdale, MS, complete with essential tractor equipment and a comfortable residence. Spanning 40 acres of pasture land with a pond, ideal for hay or cattle production, this diverse property offers excellent potential. The six 40' x 420' poultry houses are in excellent condition, recently updated with new Choretime feeders, Plasson drinkers, Acme fans, end doors, and brood curtains for optimal efficiency. The farm also features Rotem controllers, Direct Spark Brooders, four wells, two generators, and two compost/litter sheds. Currently under a long multi-year contract with a leading national poultry company, the farm consistently produces 7lb target weight chickens, ensuring a strong income stream. A large barn with a shop and livestock stalls, along with a comfortable 3-bedroom, 2-bath brick home, adds significant value. A 4-wheel drive tractor with a bucket and all necessary implements are included, making this a truly turnkey operation. Located in the quiet, low-tax Smithdale area, this is an exceptional and highly profitable farm opportunity.

6594 Miller Road, Smithdale, MS

31.323645, -90.684425 GPS



**6-House Broiler
Farm**
40± Acres
MLS #144734

\$1,175,000



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