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UC
RANCH
PROPERTIES
A DIVISION OF UNITED COUNTRY REAL ESTATE

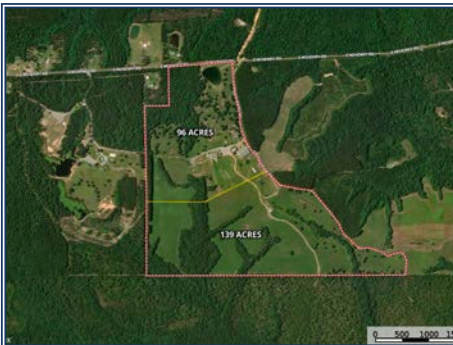
SOUTHERN
STATES REALTY



Golden Pines Ranch is an exceptional legacy property located just 8 miles southeast of Perkinston and 22 miles north of the beaches, golf courses, and casinos of Biloxi. Offered with 96± acres for \$1,750,000 or the entire 235± acres for \$2,299,000, this impressive ranch combines extensive improvements, beautiful land, and outstanding recreational access. The property features fenced and cross-fenced improved pasture and hay fields, livestock working pens, water troughs, and mature pine timber providing shade and excellent deer and turkey habitat. The 4,000 SF, 5BR/4.5BA home features vaulted ceilings, a spacious master suite with his-and-hers bathrooms and walk-in closets, a full-house generator, private hot/cold dipping pool, heated swimming pool, and mature landscaping. At the heart of the ranch is a remarkable 20,800 SF two-story Lodge featuring 2 one-bedroom apartment suites, 9 hotel-style guest rooms with private baths, kitchen, dining and living areas, conference room, office, laundry facilities, and additional restrooms and showers. The first floor includes a 12-stall horse barn with wash bay, tack and feed rooms, plus 4,600 SF of climate-controlled flex and garage/workshop space with a car lift. A 150' x 200' covered, lighted and sprinkled riding arena with custom-blend footing sits beside the Lodge, along with a 560 SF workshop/office/press box. Additional improvements include a 19-site RV campground and 2,508 SF RV storage building. Purchase the entire 235± acres and enjoy almost a mile of shared boundary with the 518,000-acre DeSoto National Forest, offering tremendous opportunities for trail riding, hunting, hiking, and camping. The state-owned McHenry Shooting Facility is also nearby. Whether envisioned as a working cattle or horse ranch, family compound, corporate retreat, event venue, agritourism destination, or income-producing recreational property, Golden Pines Ranch is a rare turnkey opportunity on the Mississippi Gulf Coast.

75 Golden Pines Road, Perkinston, MS

30.698073, -89.033203 GPS



\$2,299,000

235± Acres
MLS #25-1730

UC
HUNTING
PROPERTIES
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