



FOR SALE

Pleasant Hill Lake Acres

568 +/- Acres
Benton County, Mississippi

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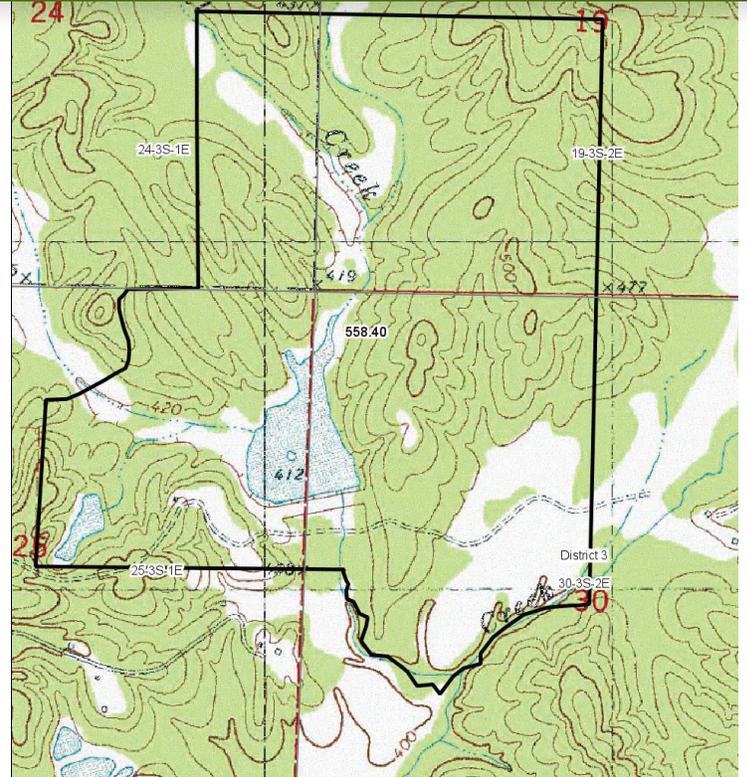
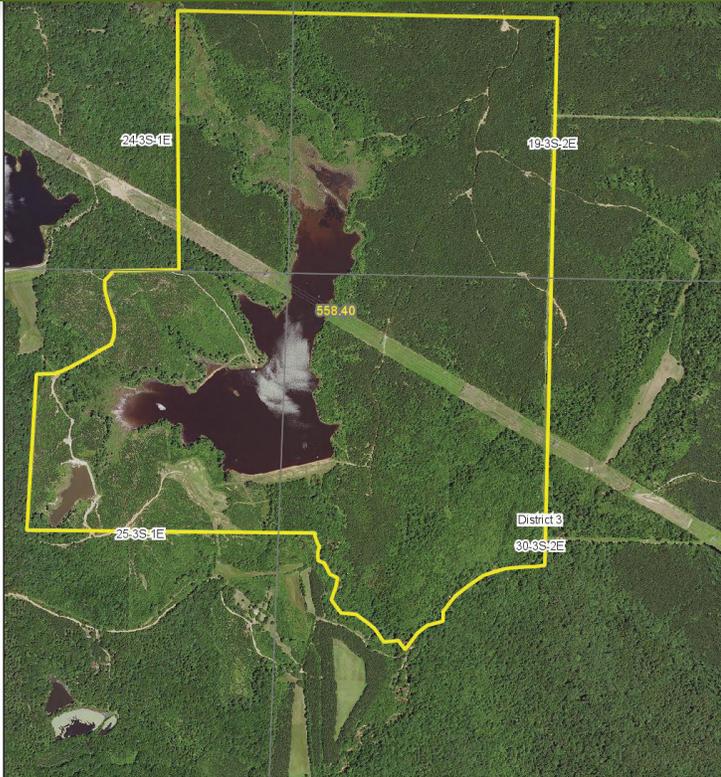
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Pleasant Hill Lake Acres

Benton County, Mississippi

Description

A outstanding recreational tract that also offers long term income potential through planted pine plantations. The centerpiece of the property is a 70+/- acre lake offering trophy bass fishing.

Location

Three miles south of Ashland, MS in Benton County. Less than 1 hour drive time from Memphis, TN on HWY 72.

Acreage

568+/- total acres; a 70+/- acre deep water lake is surrounded by 12 and 15 year old pine plantations. An old homestead and pasture could serve as a lodge location and dove field.

Recreation

The property is situated within and adjacent to the Holly Springs National Forest. Deer, turkey and small game are abundant. Trophy bass fishing along with bream and catfish are available in the lake. Waterfowl opportunities exist in the upper reaches of the impoundment.

Sales Price

\$1,000,000

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