175± ACRES
MARSHALL COUNTY, MS

$565,500

SMALLTOWN
HUNTING PROPERTIES
& REAL ESTATE℠

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THE MARSHALL 175

PROPERTY PROFILE

LOCATION:

- Highway 7
  Lamar, MS 38642
- Marshall County
- 10± Miles N of Holly Springs
- 26± Miles SE of Collierville, TN

COORDINATES:

- 34.8883671, -89.3601064

PROPERTY USE:

- Hunting/Recreational
- Timberland
- Investment
- Home/Cabin Site

PROPERTY INFORMATION:

- 175± Acres
- Gated, Turn-Key
- Internal Trail System
- Food Plots
- Shooting Houses & Tree Stands
- Mixed Timber
- Spring-Fed Creek
- Deer & Turkey
- Electricity At Road
- Home/Cabin Site

TAX INFORMATION:

- Parcel# 077-25-00105:
  2024 – $500
- Parcel# 077 -25-00600:
  2024 – $46

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ANNAH BARNES
LAND & RESIDENTIAL SPECIALIST
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50 CR 401 - Oxford, MS 38655
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Information is believed to be accurate but not guaranteed.

WELCOME TO THE MARSHALL 175

IF YOU HAVE BEEN LOOKING FOR THAT PERFECT TURKEY HUNTING FARM, THE MARSHALL 175 IS WORTH CONSIDERING! This exceptional 175± acre property, situated on Highway 7 in Marshall County roughly ten miles north of Holly Springs, MS, and 26+/- miles from Collierville, TN, presents a prime opportunity for hunters and land investors seeking a versatile, high-potential tract. A recent timber thinning creates a diverse, dense undergrowth ideal for deer bedding and habitat, creating a sanctuary for turkeys and whitetail. Well-established trails lead to and from strategically placed food plots, ensuring effortless access to key ambush points while preserving the natural movement patterns of wildlife. This farm is turn-key and ready to hunt. The property is equipped with three strategically positioned sportsman condos and has a well-documented history of producing mature bucks and world-class turkeys; be sure to check out the trail camera pictures! The number of long beards that call this farm home is truly astonishing.

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MORE ABOUT THE MARSHALL 175

Surrounded by agricultural fields and neighbors committed to quality deer management, this tract is in an ideal location for sustaining and growing trophy-class deer. Carefully maintained food plots are positioned to attract and hold deer, offering hunters easy, low-impact access. A creek runs through the property, serving as a natural travel corridor that enhances both hunting opportunities and overall wildlife management while providing a reliable year-round water source.

Whether you are looking for a truly premier hunting destination or a long-term investment, the Marshall 175 offers a blend of natural resources and outstanding hunting terrain.

To schedule a private showing of this rare gem, contact Annah Barnes today!

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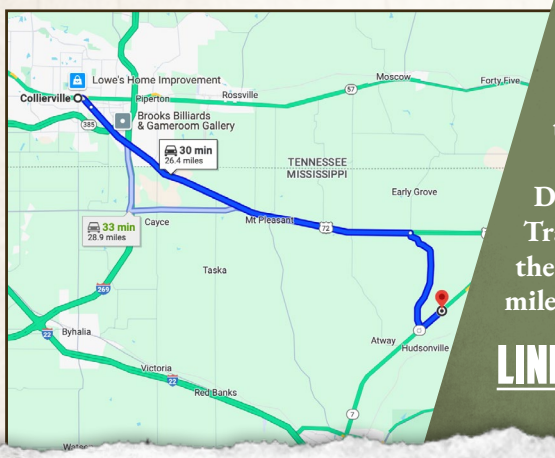
land id. LINK



Directions From Collierville, TN: Travel US-72 E and turn right onto Clear Creek Road. In 5.8 miles, turn left onto Highway 7 N. In 1.5 miles the property will be on your right.

Directions From Holly Springs, MS: Travel MS-7 N and take the 2nd exit at the traffic circle to stay on MS-7 N. In 8.4 miles the property will be on your right.

LINK TO GOOGLE MAP DIRECTIONS

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