



Crump Bottom Tract

Monroe County, MS

+/- 330.1 Acres

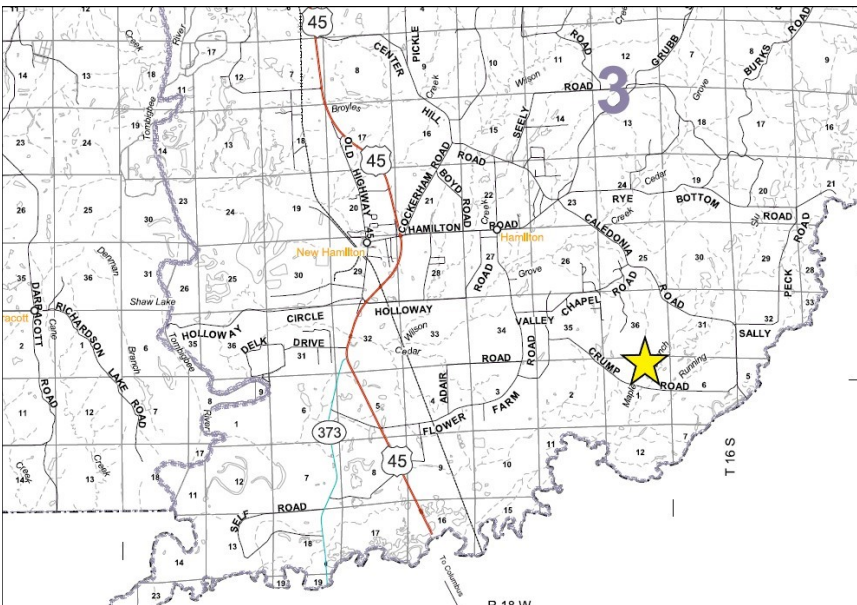
Timberland / Hunting / Recreational

\$808,721.00

P. O. Box 600
Gordo, AL 35466
205-364-7145
Dale Lancaster, Broker

Section 1, Township 16 South, Range 18 West
Section 36, Township 15 South, Range 18 West

33.7108 -88.3732



Discover 330 acres of prime timberland in Monroe County, MS, perfectly located on Crump Road. This exceptional property features a mix of mature hardwood stands and productive pine plantations established in 2007 and 2024, offering both recreational and investment potential. An intermittent Maple Branch meanders through the land, enhancing wildlife habitat and natural beauty. Interior roads provide easy access throughout, and a power line right-of-way adds ideal open space for hunting. Known for excellent deer, turkey, and small game populations, this tract is a true sportsman's paradise. Just 15 miles from Aberdeen and Hamilton, and less than 4 miles from Caledonia, it's conveniently located yet secluded enough for a private retreat. Whether you're looking to hunt, invest, or build, this land checks every box.



All information furnished is assumed to be accurate and correct. However, neither the property owner nor Midsouth Forestry Services warrant the accuracy of information furnished. Prospective buyers should satisfy themselves as to the accuracy of this information. No representation or warranties are expressed or implied as to the property, its condition, boundaries, access, acres, zoning, condition of title or fair market value.