



137± ACRES
GREENE COUNTY, MS
\$445,000



OFFICE (769) 760-0005 | WWW.SMALLTOWNPROPERTIES.COM

THE GREENE 137

PROPERTY PROFILE

LOCATION:

- Dean Turner Extension
Leakesville, MS 39451
- Greene County
- 2.5± Miles SW of Leakesville
- 49± Miles SE of Hattiesburg
- 58± Miles NW of Mobile, AL
- 150± Miles NE of New Orleans, LA

COORDINATES:

- 31.143234, -88.575779

PROPERTY USE:

- Hunting
- Recreational
- Timber Investment
- Potential Home/Cabin Site

PROPERTY INFORMATION:

- 137± Acres
- Ample Road Frontage
- Established Interior Trails
- 2 Food Plots
- Deer & Turkey
- Mixed Timber
- Pipeline Right-of-Way
- Electricity Available

TAX INFORMATION:

- Parcel 115-00-007.00-10
- 2025: \$653.79



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& REAL ESTATESM

DENNIS WEST

EAST MISSISSIPPI MANAGING BROKER

ALABAMA QUALIFYING BROKER

LOUISIANA ASSOCIATE BROKER

C: 601-248-4396 | O: 769-760-0005

dennis@smalltownproperties.com

2121 5th St., Ste 206 - Meridian, MS 39301

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WELCOME TO THE GREENE 137

WELCOME TO AN OUTSTANDING 137± ACRE PROPERTY LOCATED IN GREENE COUNTY, MISSISSIPPI, WITH CONVENIENT FRONTAGE ON DEAN TURNER EXTENSION LOCATED ONLY 2.5± MILES FROM LEAKESVILLE. This versatile tract offers a strong combination of recreational appeal, hunting opportunities, and long-term timber value.

The Greene 137 features an established interior trail system, providing access to several parts of the property. Two established food plots are already in place, making the Greene 137 a turn-key hunting property. The area is known for excellent populations of deer and turkey, offering year-round outdoor enjoyment. A pipeline right-of-way runs through the property, creating additional opportunities for long-range shooting lanes and food plot expansion.



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MORE ABOUT THE GREENE 137

Timber on the Greene 137 includes a healthy stand of mature pine consisting of longleaf, slash, and loblolly species, along with areas of young natural pine regeneration. Mixed hardwoods along Martin Creek enhance both wildlife habitats and diversity. The land is a mix of rolling and flat terrain.

Electric utility is available, making the Greene 137 a great candidate for a camp or future homesite. Whether you're looking for a weekend getaway, a hunting retreat, or a timber investment, this Greene County tract checks all the boxes.

**Contact Dennis West today to schedule a private showing
and experience #TheSmallTownWay!**



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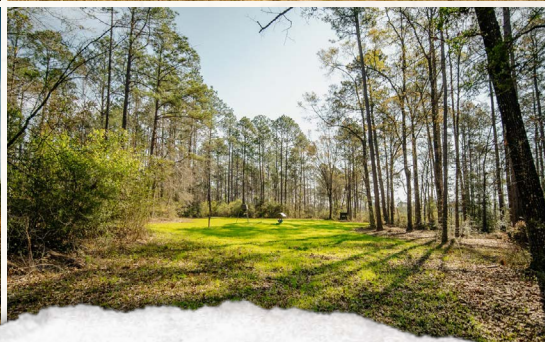
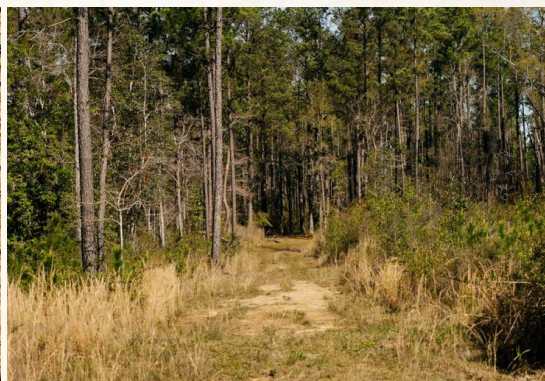
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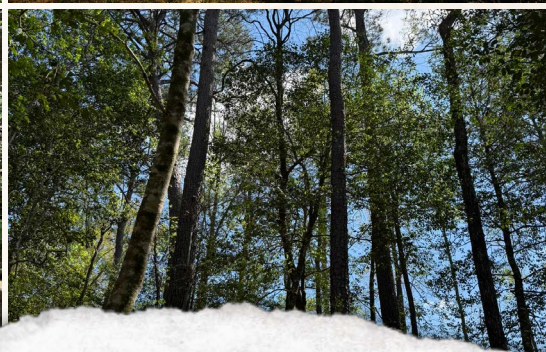
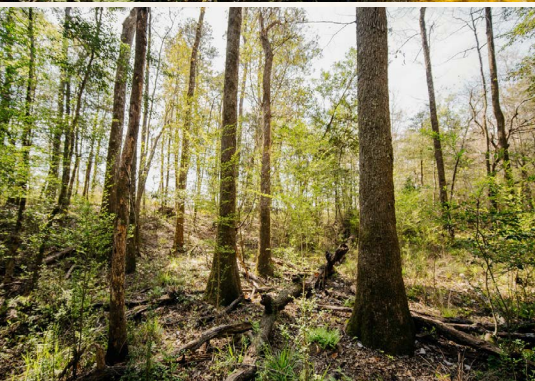
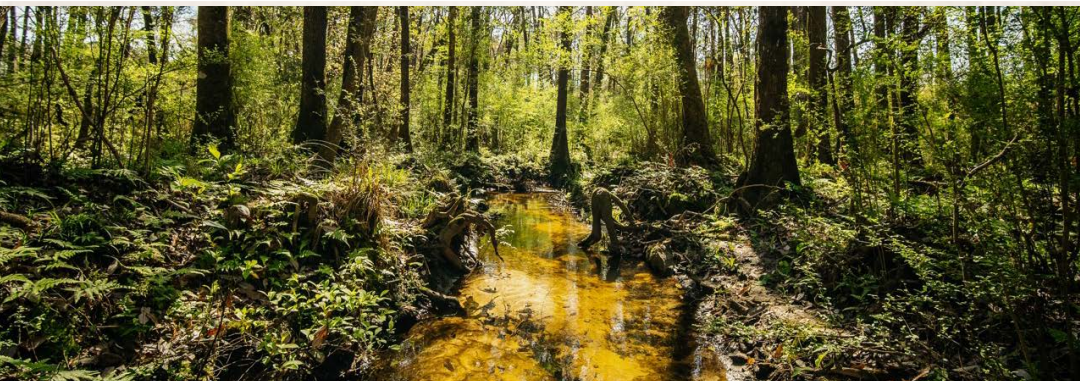
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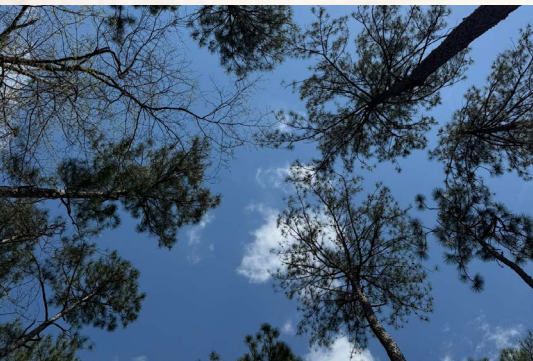
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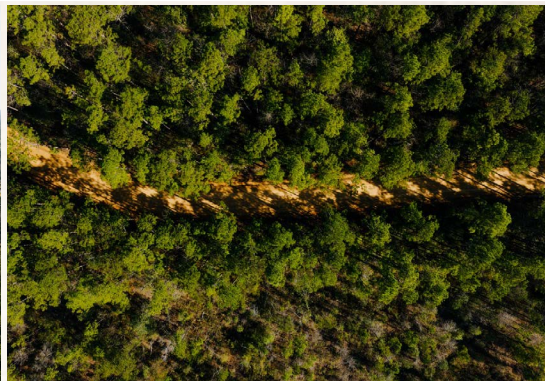
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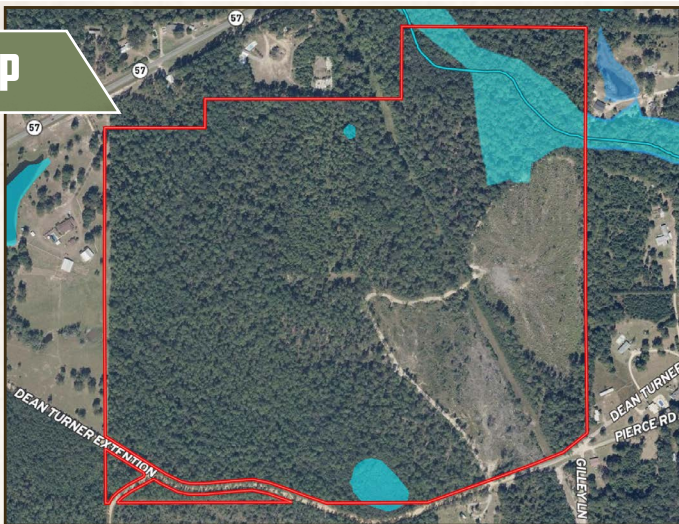
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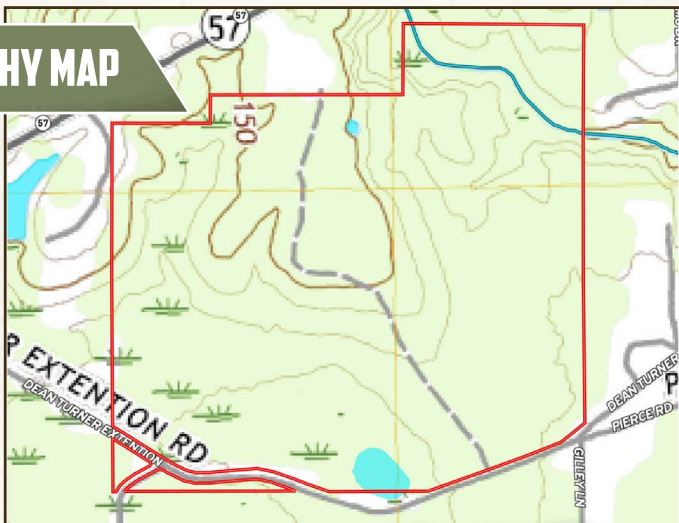
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FLOOD MAP



TOPOGRAPHY MAP



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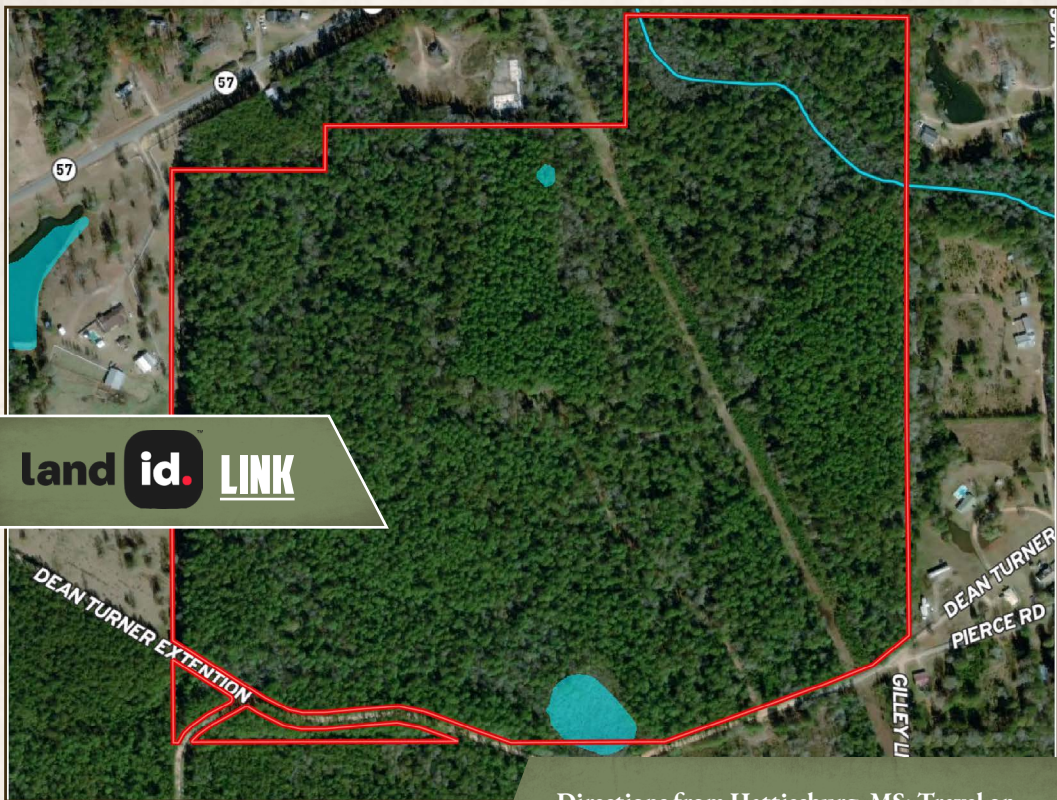
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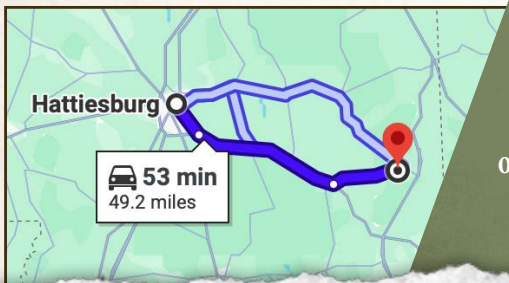
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land id. LINK



Directions from Hattiesburg, MS: Travel on Old Highway 49 for 6.6 miles. Turn left onto US-98 East and continue for 28.6 miles. Turn left onto MS-57 North and proceed for 12.4 miles. Turn right onto Dean Turner Extension, and the property and sign will be on the left in 0.6 miles.

[**LINK TO GOOGLE MAP DIRECTIONS**](#)



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