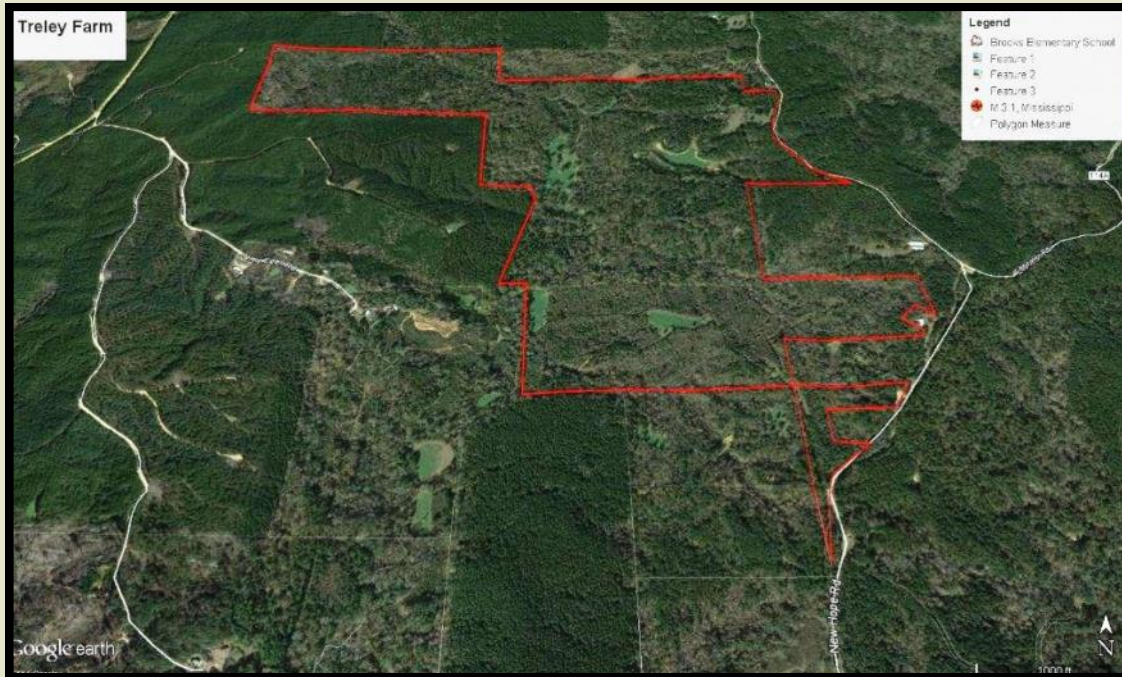




TRELEY FARM

383 ACRES +/-

FRANKLIN COUNTY, MS



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Treley Farm – Located in north central Franklin County, Mississippi between the Homochitto River & McCall Creek, in an area well known for abundant turkey populations and large deer herds. Given the vast Homochitto National Forest (over 190,000 acres) that surrounds the area. Treley Farm is a turnkey recreational property offering year round family recreation opportunities, from hunting and fishing to horseback riding, hiking or entertaining in the luxurious accommodations. The property will sleep nearly 20 guests within the master suits and buck rooms. This sale will include the property's furnishings and equipment entirety. **Property Breakdown:** 350+/- acres mixed mature pine and hardwoods, 20+/- acres food plots, 7+/- acres open lands around lodge, 6+/- acres lake area. **Improvements:** Main Lodge 2,800 Sq Ft, Equipment Shed 4,500Sq Ft w/ buck room, Stable & Dog kennels, Extensive road network, 17 food plots w/ enclosed shooting houses, Full Equipment list on page two. **Equipment List:** All ladder stands and shooting houses, All furnishings and appliances, All items within lodge with exception to personal items and select artwork, Golf Cart, Kubota UTV, Kubota 60" ZERO turn mower, John Deere 5085E w/ 553 loader (nearly new), John Deere MX 6 mower, 200 gallon fuel and chemical station, 200 gallon 6 row spray boom, 5ft grapple attachment, 8ft disk, Stainless steel tables & electric winch at cleaning station, As well as other items to extensive to list.

\$1,399,500.00

