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SOUTHERN STATES REALTY



Wildlife paradise with camp for sale on Boeuf river! Welcome to Boeuf Bend! Boeuf Bend is located in Franklin Parish, LA on dead end Jones Landing Road. This tract truly has it all. Deer, ducks, turkeys, squirrels, rabbits and fishing! The camp is newly remodeled 4 Bed, 2 Baths with a super cool mud room. The camp features a covered back porch overlooking the scenic Boeuf River. There is also a large pole barn and concreted lockable storage/skinning shed. 145 acres of the tract is in CRP until 2035 paying close to \$11k a year to the owner. 144 acres is enrolled in WRP and loaded with game in the thick brush. There is also a 60 acre 99 year lease that is free, yes free, that comes with the tract. The 2 duck holes are filled and controlled by an 8in electric well and blinds are already in place. There are 10 food plots on the tract with box stands and feeders already in place. This area is known for its great hunting and this place is no exception. Several great deer have already been taken on the tract and the deer numbers are super high. This tract is truly turnkey just show up and hunt! Call today to set up your showing of Boeuf Bend, a true LA Sportsman's Paradise!

954 Jones Landing Road, Wisner, LA

31.884170, -91.774645 GPS



\$2,100,000

540 Acres
 MLS #137944
 UC #23042-37944



#HUNTINGLANDMAN