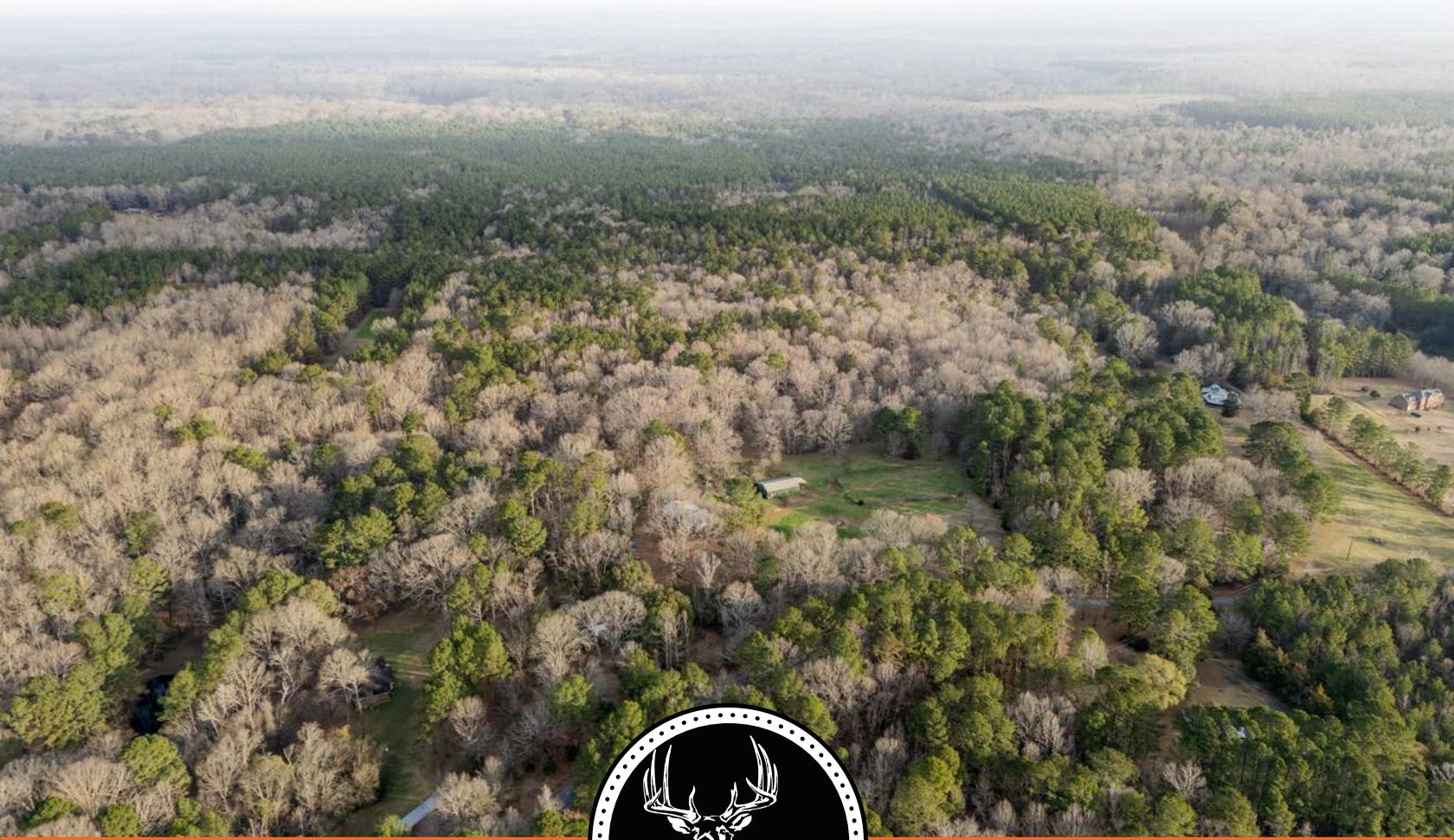


MIDWEST LAND GROUP PRESENTS

42 ACRES IN

LEAKE COUNTY MISSISSIPPI



MidwestLandGroup.com

MIDWEST LAND GROUP IS HONORED TO PRESENT

SECLUDED RECREATION PROPERTY

This beautiful property features mature timber throughout, including an abundance of mature white oak trees that not only enhance the landscape but also attract and sustain wildlife. The land is loaded with deer, making it a prime opportunity for hunting or simply enjoying the sights of nature in a peaceful, well-established setting. The combination of rolling terrain and strong hardwood presence creates both immediate recreational appeal and long-term value.

An excellent internal road system provides easy access across the entire property, whether you're exploring, managing the timber, or planning future improvements. Located within a great community in a quiet setting, the property offers privacy while still providing quick access to Flowood, giving you the perfect balance of rural tranquility and nearby convenience.



PROPERTY FEATURES

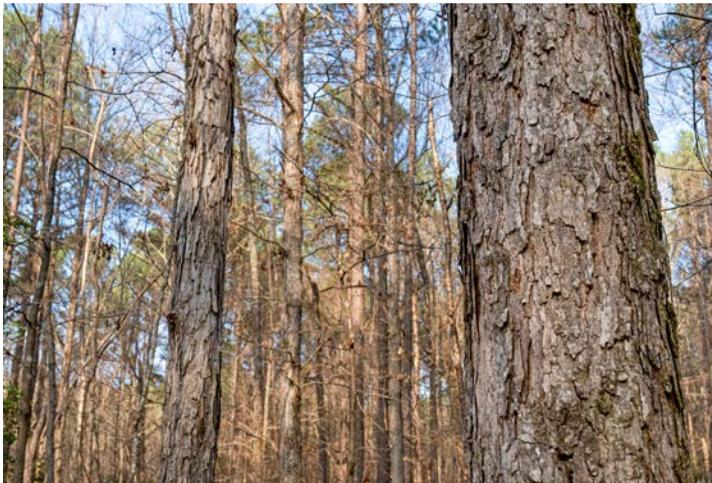
COUNTY: **LEAKE** | STATE: **MISSISSIPPI** | ACRES: **42**

- Rolling terrain
- Great community
- Solid internal road system
- Mature timber
- Loaded with white oaks
- Tons of deer sign
- 30 minutes from Flowood
- 15 minutes from Carthage
- 30 minutes from Canton
- Quick private access

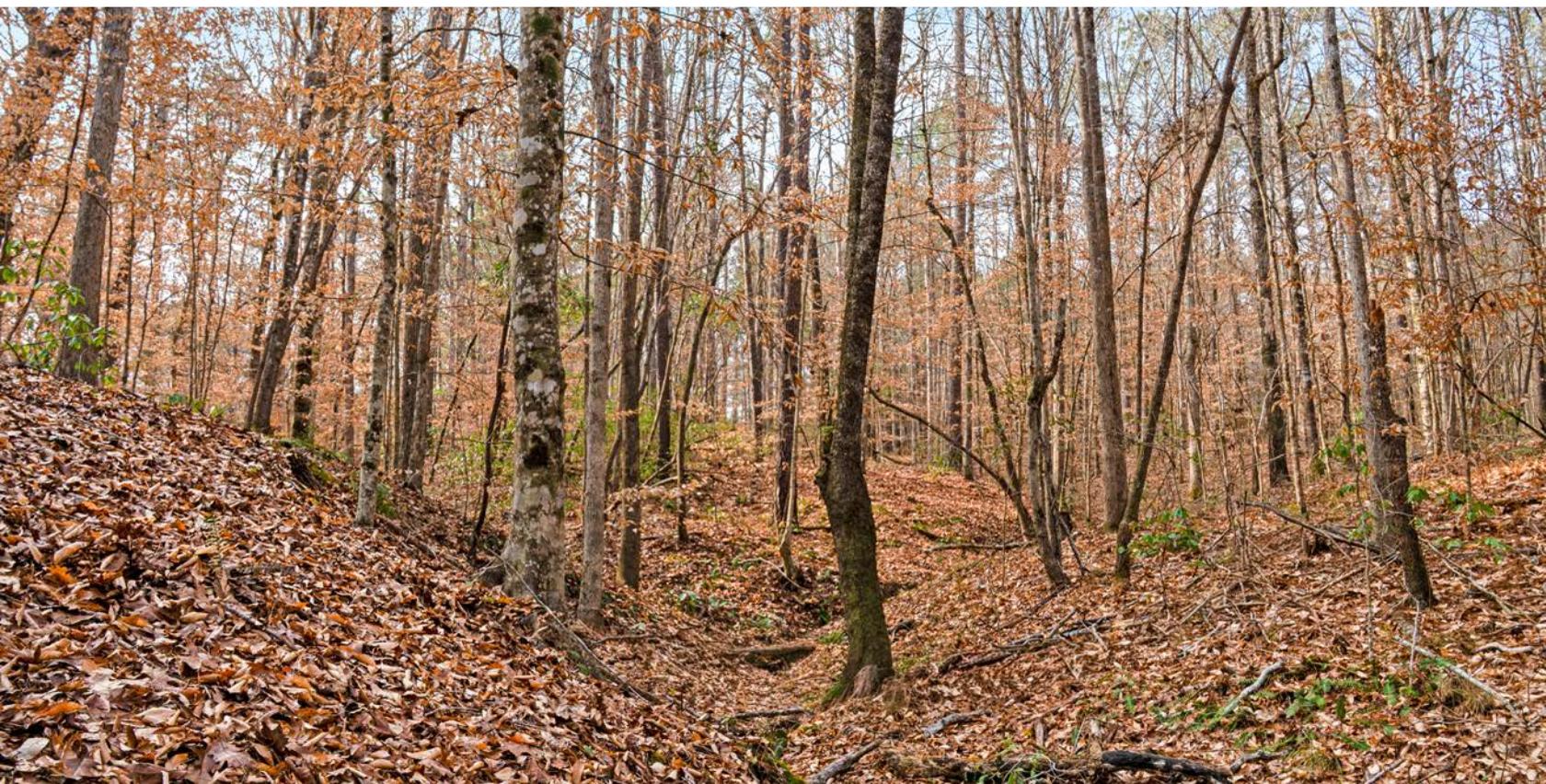
TONS OF DEER SIGN



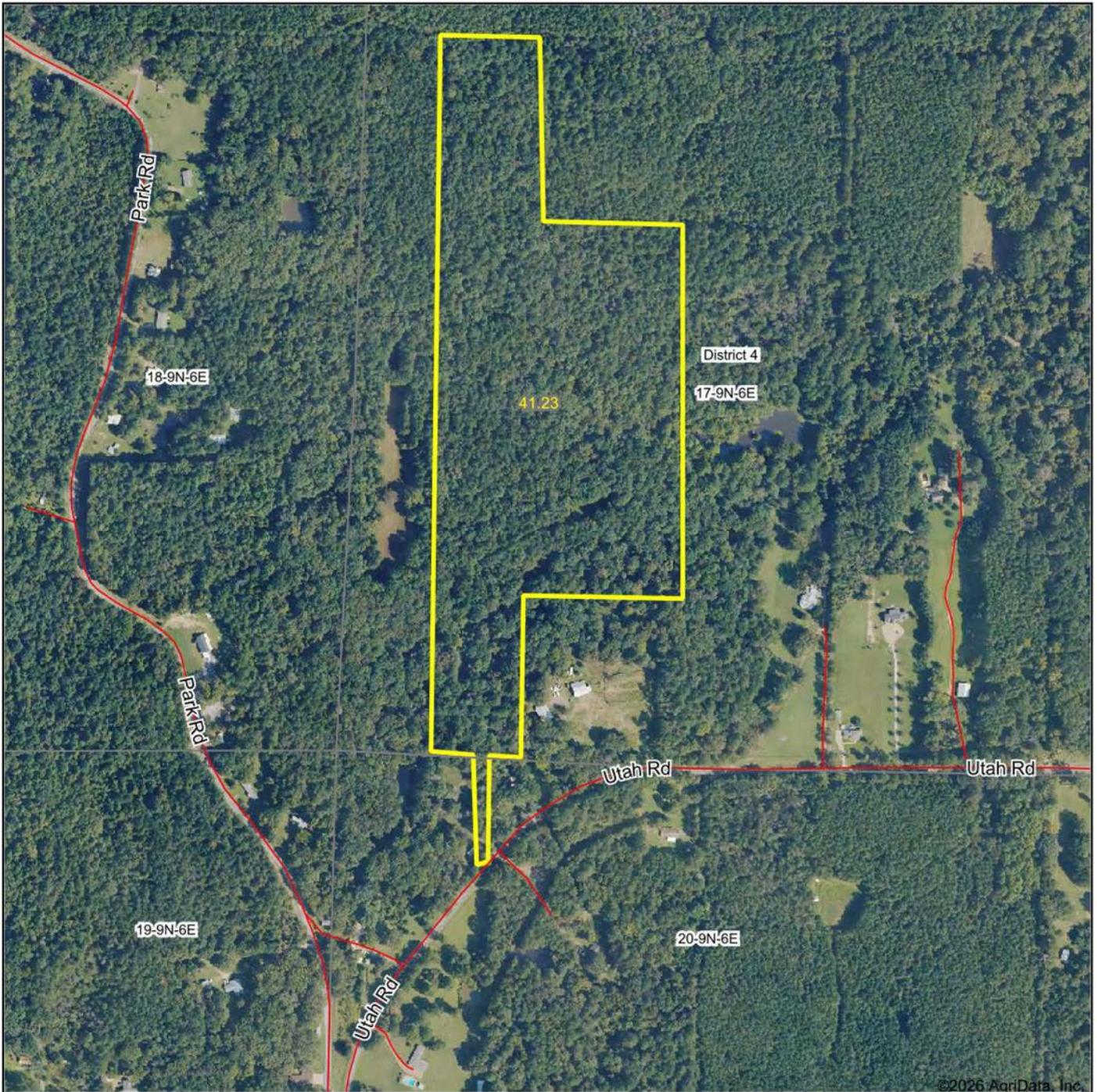
MATURE TIMBER



ROLLING TERRAIN



AERIAL MAP



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Boundary Center: 32° 37' 27.94, -89° 42' 36.56



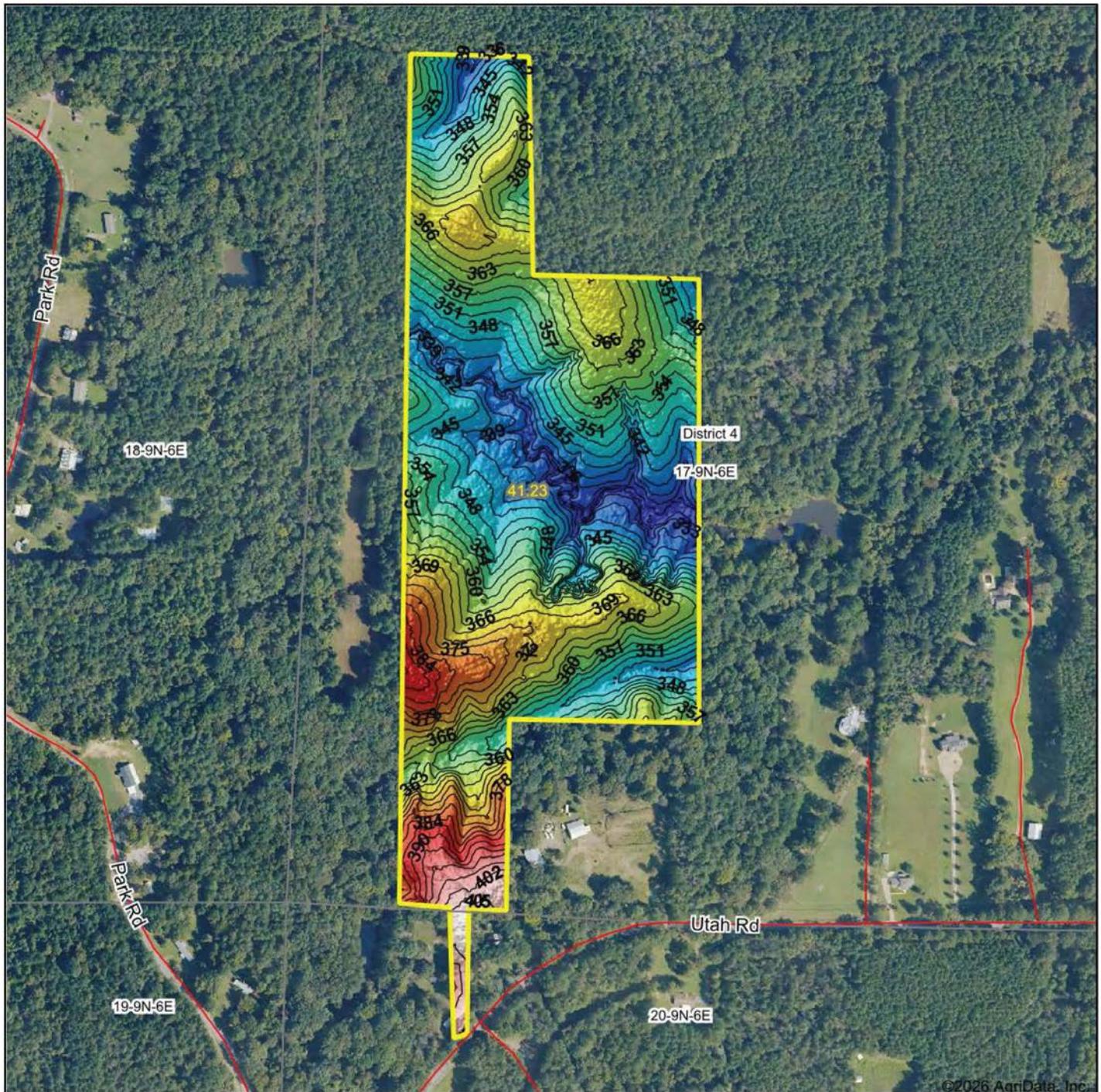
17-9N-6E
Leake County
Mississippi



Maps Provided By:
 **surety**
CUSTOMIZED ONLINE MAPPING
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1/25/2026

HILLSHADE MAP



Source: USGS 1 meter dem
 Interval(ft): 3
 Min: 328.4
 Max: 408.0
 Range: 79.6
 Average: 357.9
 Standard Deviation: 15.32 ft



1/25/2026

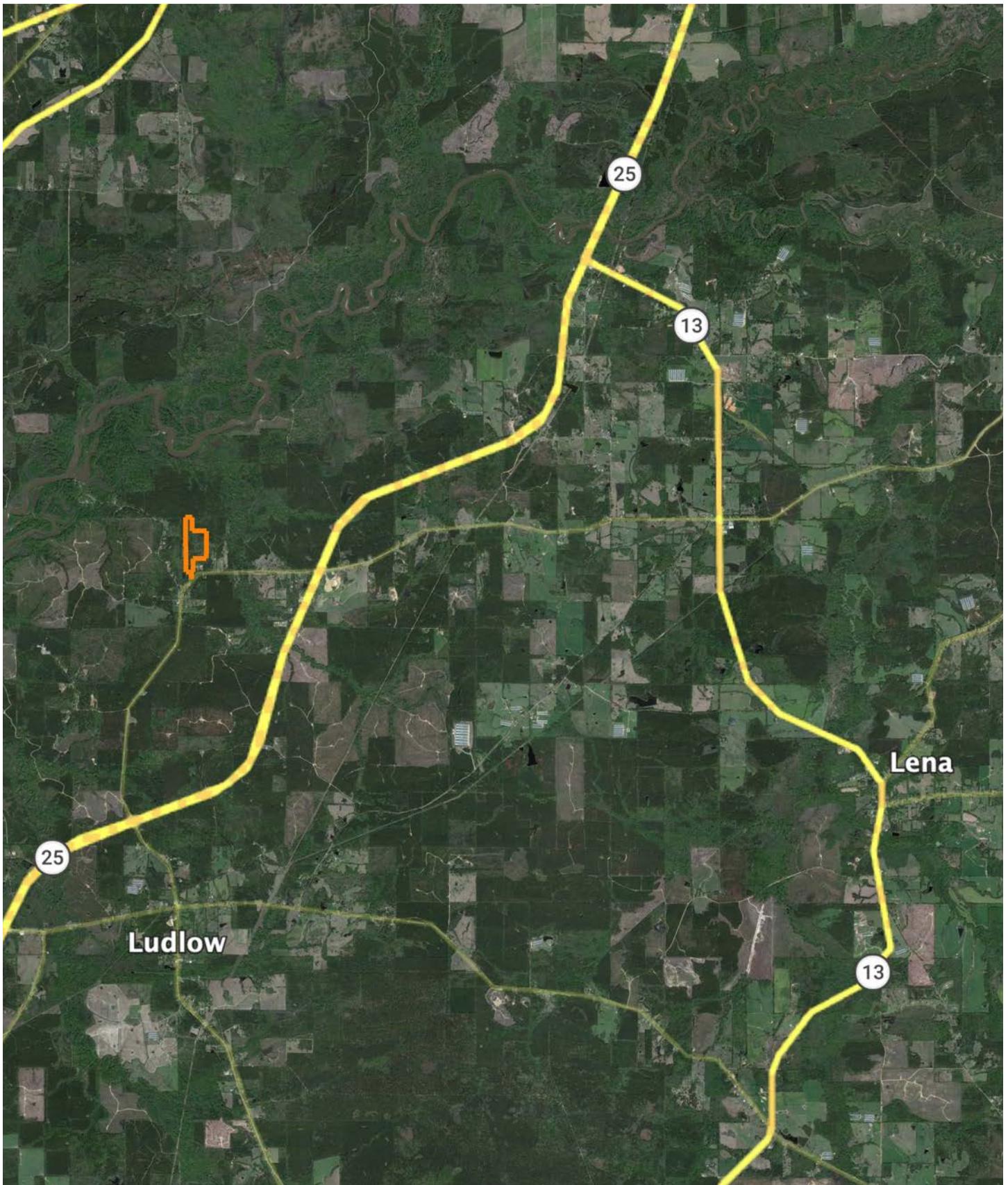
17-9N-6E
Leake County
Mississippi

Boundary Center: 32° 37' 27.94, -89° 42' 36.56

Maps Provided By

 CUSTOMIZED ONLINE MAPPING
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OVERVIEW MAP



AGENT CONTACT

A lifelong outdoorsman, John brings a wealth of hands-on experience and passion for land to his clients. From an early age, he developed a deep connection to rural properties while working on his grandfather's farm in Byram, Mississippi, where he learned the ins and outs of hunting, cattle management, and farming. Over the years, he continued to deepen this bond by working on a hay farm in Calhoun, Louisiana, and later owning and managing his own farm in Benton, Mississippi. His experiences have instilled in him a comprehensive understanding of what makes a property valuable and how to maximize its potential for both enjoyment and investment.

With 20 years of sales experience and 15 years of owning and leasing land, John offers a unique blend of professional expertise and personal passion. He excels at evaluating properties for hunting and agricultural potential, using his extensive knowledge of aerial mapping, wind patterns, access points, and farm layout optimization. A bowhunter and outdoorsman, John's ability to connect with clients on both a practical and emotional level makes him a trusted partner for buying or selling land.

Outside of real estate, John is active in his community and attends Morrison Heights Church in Clinton. Whether you're looking to sell your property or find your dream farm, with John you can expect honesty, hands-on experience, and willingness to share insights gained from years of setting up and managing successful properties.



JOHN MACHOST

LAND AGENT

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