



ACTIVE · SET PRICE

## Forest River Tract 21

± 69 Acres | Beauregard County | Louisiana | Near Merryville

[The Sand Lake Hub](#) | [Forest River Tract 21](#)

| PRICE            | PRICE / ACRE   | ACREAGE     |
|------------------|----------------|-------------|
| <b>\$224,250</b> | <b>\$3,250</b> | <b>± 69</b> |

### PROPERTY OVERVIEW

The Strategic Gateway While the smaller tracts offer quiet river escapes, Tract 21 stands as the central hub of the Forest River collection. Encompassing ±69 acres of highly usable Beauregard Parish ground, this property is defined by its exceptional access—positioned where the area’s primary routes converge, making it the most connected and functional tract in the offering. • The Triple-Road Hub: Positioned at the intersection of North Camp Road, South Camp Road, and Sand Lake Road, this three-corner layout delivers unmatched ease of entry, multiple approach options, and a level of accessibility that sets it apart within the development. • Expansive, Functional Acreage: At ±69 acres, the tract provides the scale to establish a true private sporting property, with room for internal trail systems, multiple stand locations, and a centralized lodge or camp. • Seamless Internal Navigation: The property’s layout and road frontage make it ide...

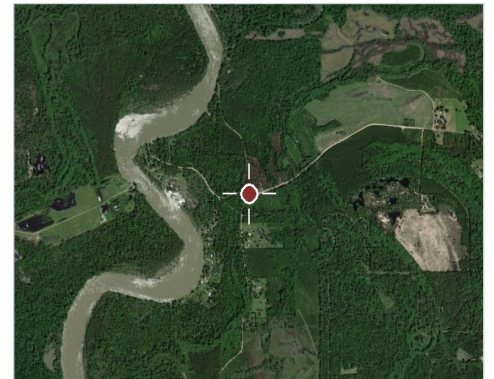
### PROPERTY DETAILS

|                      |                       |
|----------------------|-----------------------|
| TYPE                 | ACCESS                |
| Recreation (ATV-UTV) | Gravel Road           |
| UTILITIES            | WATER FEATURES        |
| Electric             | Creeks / Streams      |
| VIEWS                | COUNTY TAX PARCEL IDS |
| Timber               | 0201388509E           |

### DOCUMENTS INCLUDED

tract 21 map

### LOCATION



Beauregard County, Louisiana



### Keith Sorrells

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Principal Broker: Eric Gage (Louisiana)  
Co-Listing: Eric Gage · 936.676.7034

SCAN TO VIEW



# Property Photos

Forest River Tract 21 · Beauregard County · Louisiana · Near Merryville

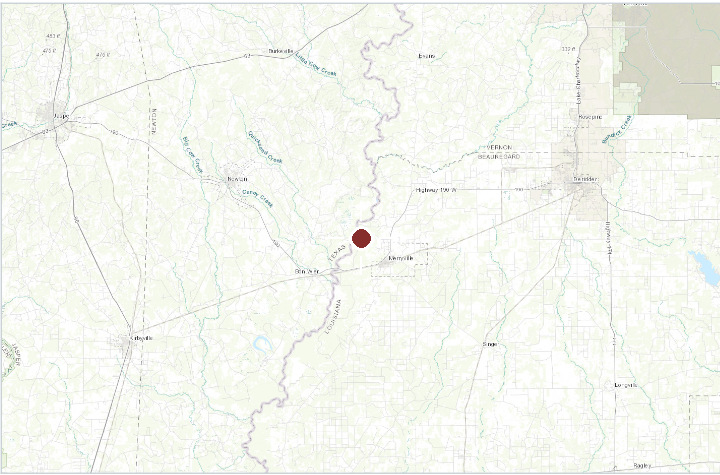


# Location & Access

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Aerial imagery centred on the tract. Boundaries shown elsewhere in this package are approximate and for illustration only.



Regional locator

COUNTY & STATE  
**Beauregard County, Louisiana**

NEAREST CITY  
**Merryville**

APPROXIMATE CENTRE  
**30.78256, -93.5783**

COUNTY TAX PARCEL IDS  
**0201388509E**

INTERACTIVE MAP



<https://id.land/maps/88f08ff292cc722fae9d58f0d02b3551/share>

Forest River T21  
Beauregard Parish, Louisiana, 69 AC +/-



 Boundary 1

Keith Sorrells