



ACTIVE · SET PRICE

Forest River Tract 9

± 6 Acres | Beauregard County | Louisiana | Near Merryville

[The Sabine Gateway](#) | [±5.8-Acre Riverfront Entry](#)

PRICE \$55,100	PRICE / ACRE \$9,500	ACREAGE ± 6
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PROPERTY OVERVIEW

Positioned along a scenic stretch of the Sabine River, Tract 9 offers ±5.8 acres of elevated riverfront—a rare opportunity to own a private, manageable piece of river property at an approachable price point. Designed for simplicity and immediate enjoyment, this tract is ideal for those looking to establish a weekend basecamp without the overhead of a larger property. Elevated Riverfront Setting The land sits along a natural high bank overlooking the river, offering a scenic vantage point for a camp or cabin setup while maintaining easy access to the water below. Direct River Access A stretch of the Sabine River lines the property, with calm water and a natural bank suited for fishing, kayaking, or a quick escape to the water's edge. Ready-to-Use Footprint With its smaller size and existing access, this tract is easy to step into and enjoy immediately—whether for an RV setup, small cabin, or simple weekend retreat. Natural Cover & Habita...

PROPERTY DETAILS

ACCESS

Dirt Road

UTILITIES

Electric

WATER FEATURES

River Front

VIEWS

River

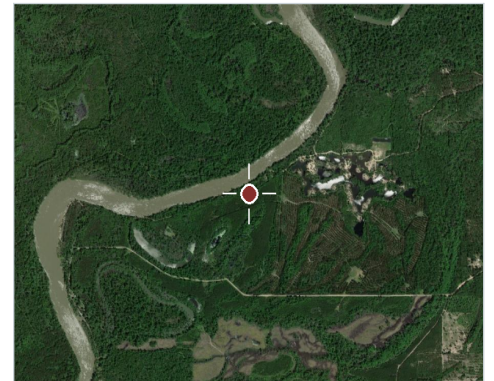
COUNTY TAX PARCEL IDS

0201388509E

DOCUMENTS INCLUDED

tract 9 map

LOCATION



Beauregard County, Louisiana



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Co-Listing: Eric Gage · 936.676.7034

SCAN TO VIEW



Property Photos

Forest River Tract 9 · Beauregard County · Louisiana · Near Merryville

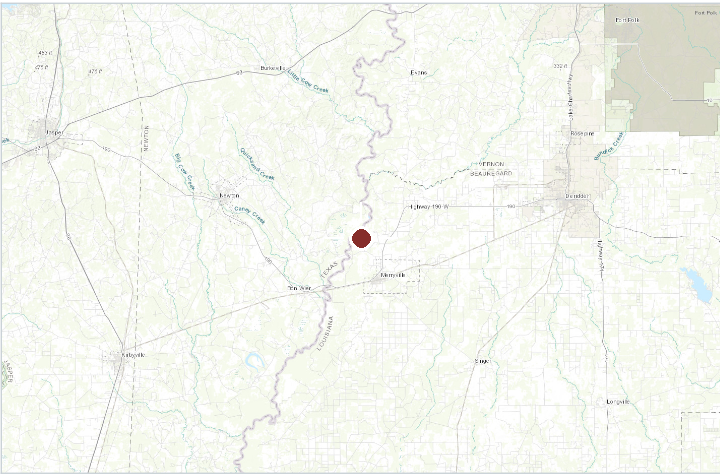


Location & Access

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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
30.80217, -93.56753

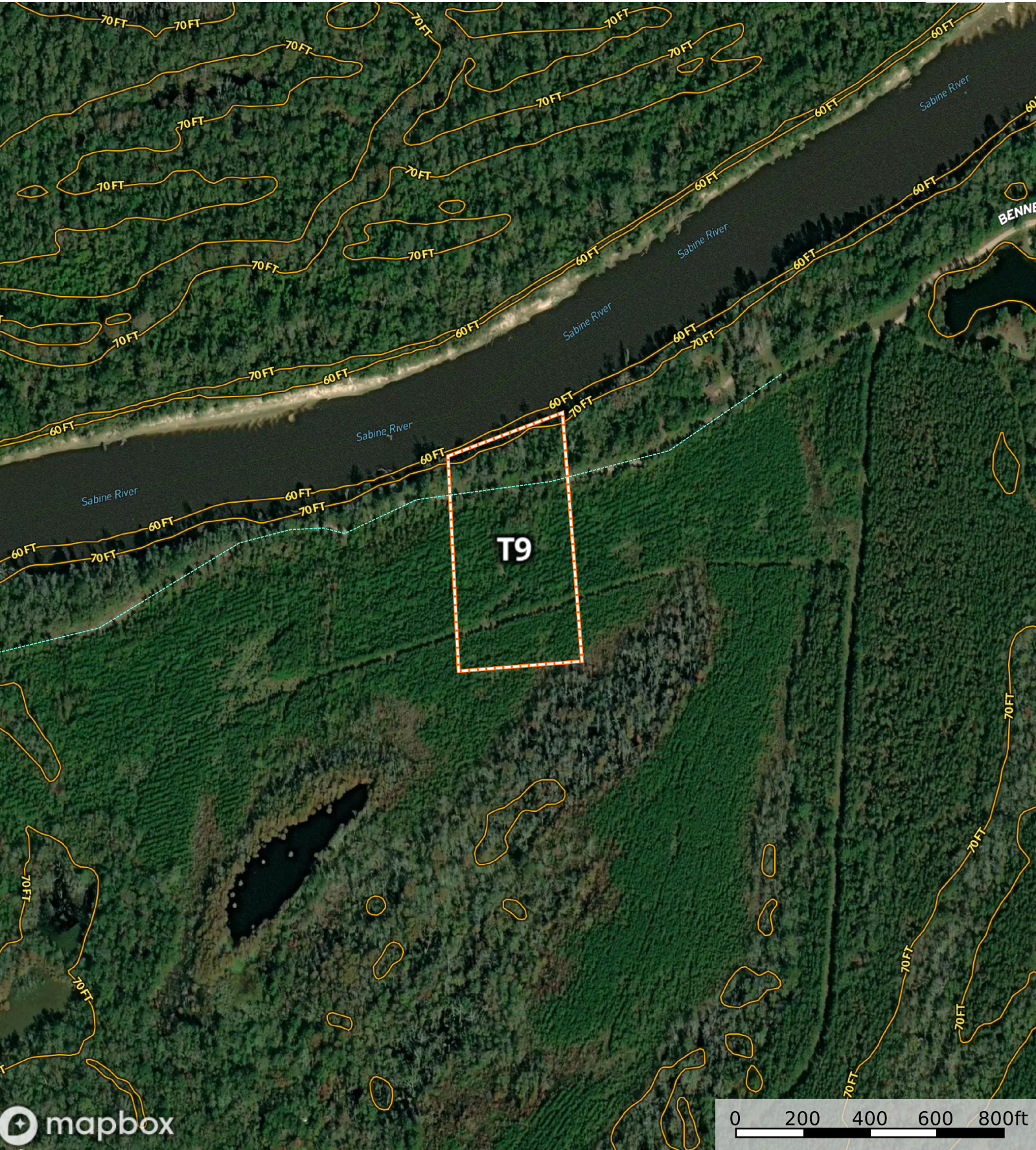
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INTERACTIVE MAP



<https://id.land/maps/76a38ebc3b8fad1d5f0284b5bc575129/share>

Forest River T9
Beauregard Parish, Louisiana, 5.8 AC +/-



..... Transmission Line 1



tract 9