

Lowndes New Hope 13 acre Farm
First Colony Cir
Columbus, MS 39702

\$49,000
13± Acres
Lowndes County



Lowndes New Hope 13 acre Farm
Columbus, MS / Lowndes County

SUMMARY

Address

First Colony Cir

City, State Zip

Columbus, MS 39702

County

Lowndes County

Type

Lot, Horse Property, Farms, Undeveloped Land

Latitude / Longitude

33.442823 / -88.370161

Taxes (Annually)

274

Acreage

13

Price

\$49,000

Property Website

<https://www.mossyoakproperties.com/property/lowndes-new-hope-13-acre-farm-lowndes-mississippi/38527/>

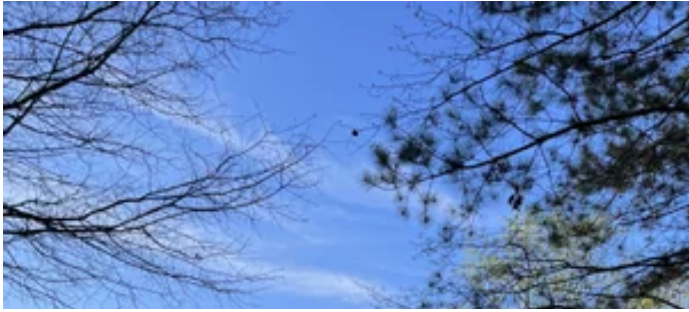


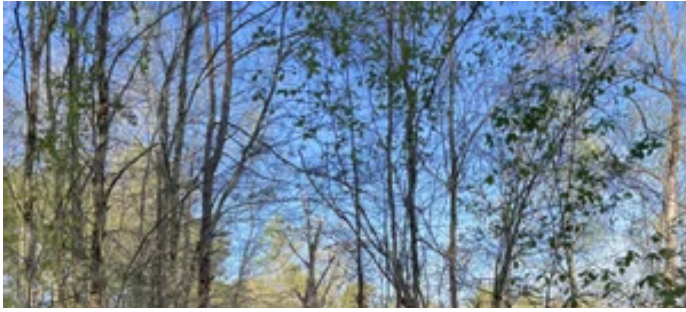
PROPERTY DESCRIPTION

This private 13 acre farm conveniently located to Columbus and New Hope just down Hwy 69 is perfect for pasturing livestock, income producing pasture, or a homesite with privacy. This property is located at the back of First Colony subdivision just a few miles down Hwy 69 just before you get to Hughes Road. There is a right of way to a lagoon that is on the property but fenced for security purposes. The western portion of the property lies in flood plain but does have utilities to the entrance and a 45' x 15' barn/shed that can be used for feeding or storage of equipment. Call me at [662-231-5899](tel:662-231-5899) to schedule a showing.

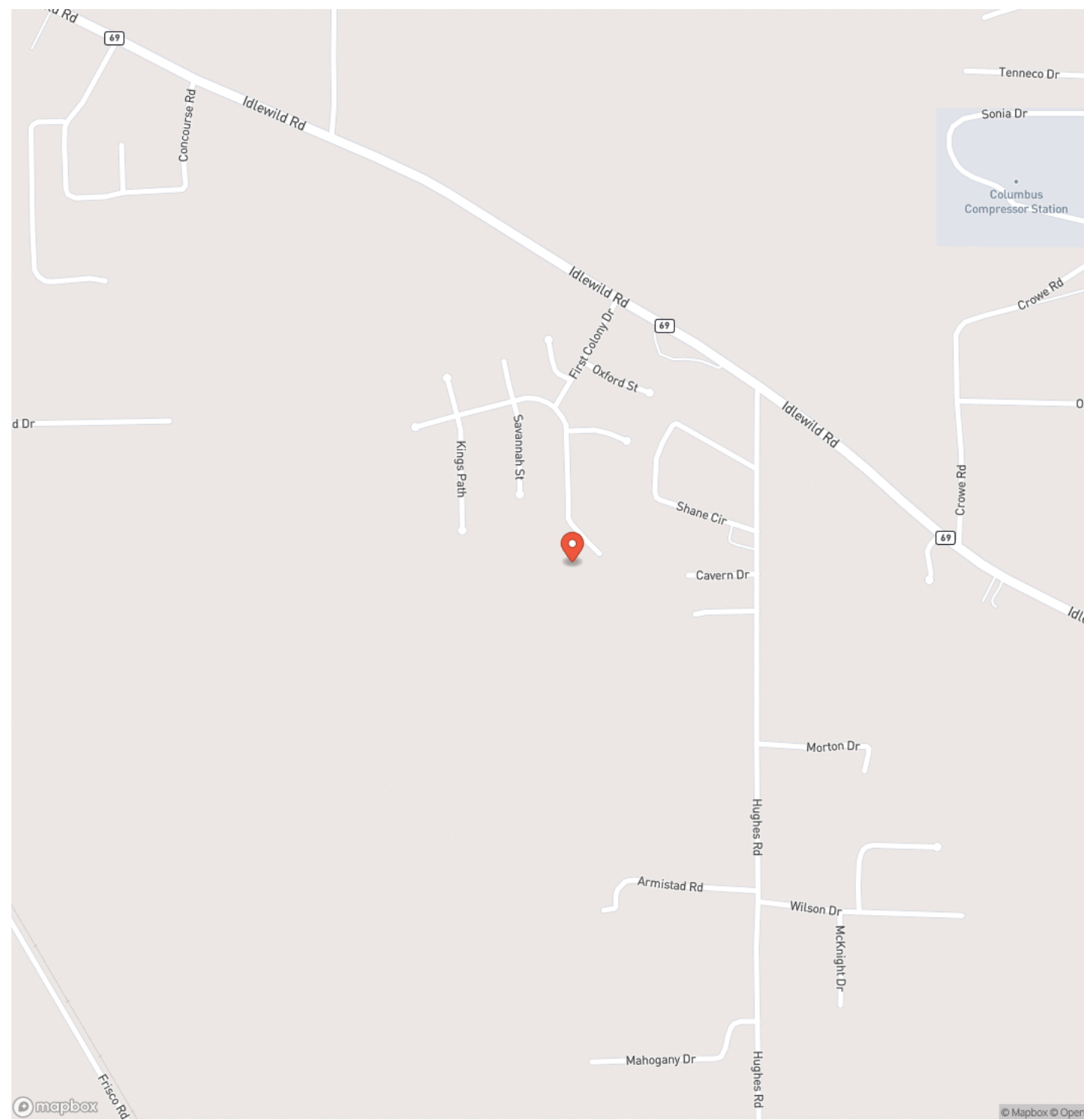


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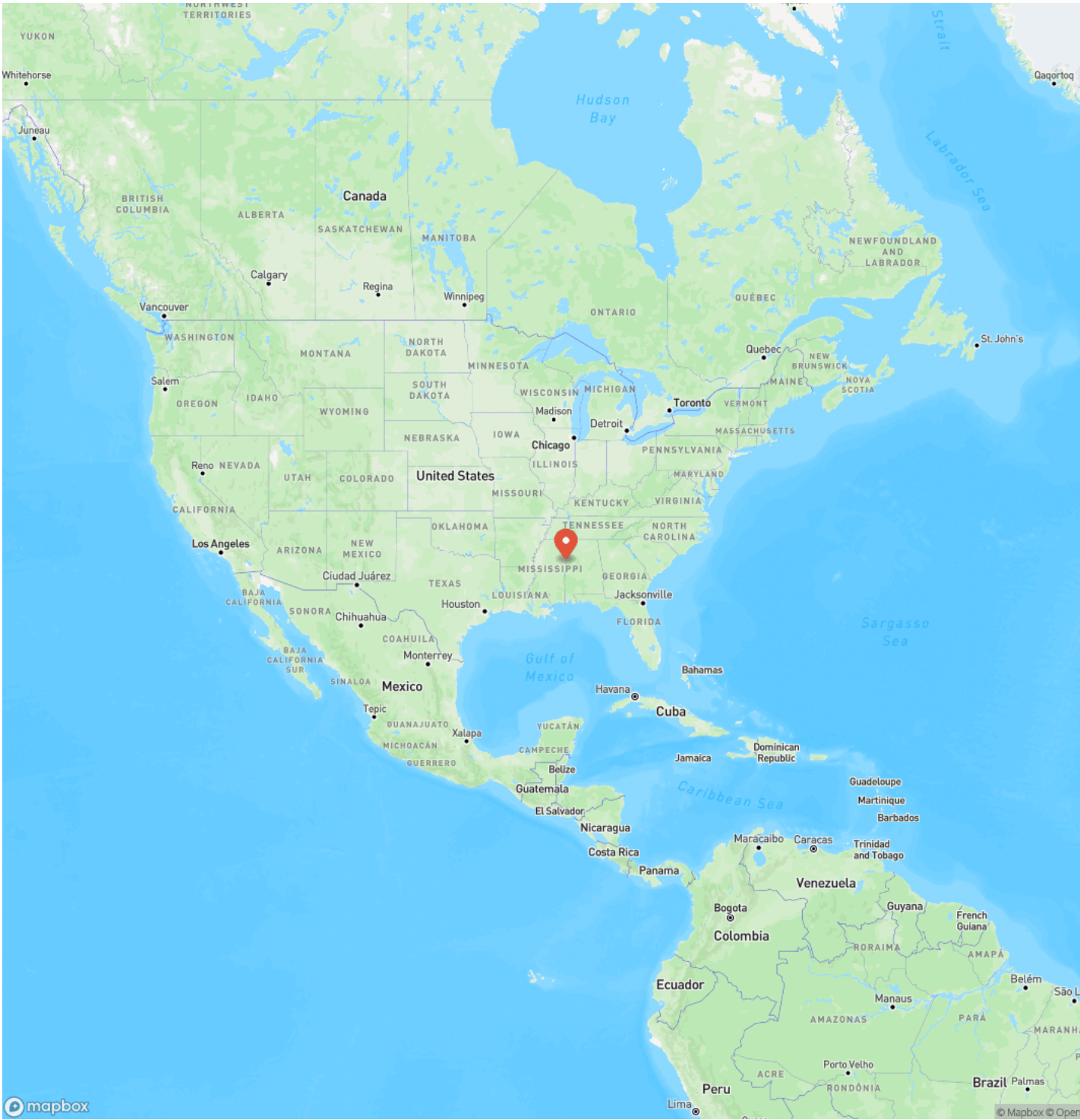




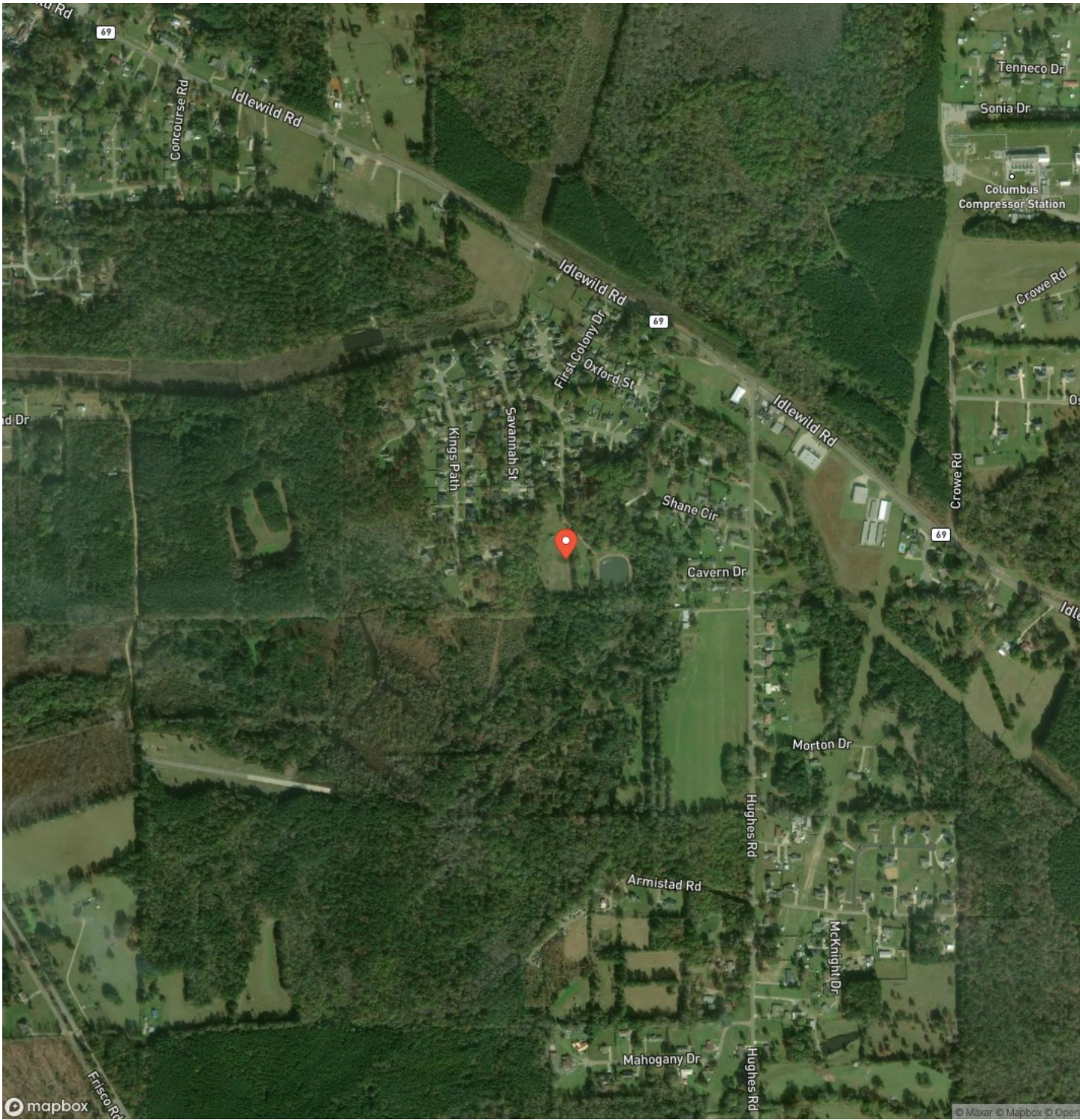
Locator Map



Locator Map



Satellite Map



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Columbus, MS / Lowndes County

LISTING REPRESENTATIVE

For more information contact:



Representative

Jacob Bryan

Mobile

(662) 231-5899

Office

(662) 495-1121

Email

jbryan@mossyoakproperties.com

Address

639 Commerce Street

City / State / Zip

West Point, MS 39773

NOTES



This image shows a blank sheet of white paper with horizontal ruling lines. The lines are evenly spaced and extend across the width of the page. There are no margins, text, or other markings on the paper.



DISCLAIMERS

Information in this brochure is provided solely for information purposes and does not constitute an offer to sell or advertise real estate outside the states in which broker or agent licensed. The information presented has been obtained from sources deemed to be reliable, but is not guaranteed or warranted by the agent, broker, or the sellers of these properties. This offering is subject to errors, omissions, prior sale, price change, correction or withdrawal from the market without notice. All references to age, square footage, income, expenses, acreage, carrying capacity, and land classification, etc. are approximate. Prospective buyers are chargeable with and expected to conduct their own independent investigation of the information and the property and to rely only on those results. Sellers reserve the right to accept or reject any and all offers without liability to any buyer or cooperating broker.

Maps are provided for illustration purposes only, the accuracy is not warranted. Parcels on interactive maps are not adjusted to match aerial backgrounds. This information is for reference purposes only and is not a legal document. Data maps contain errors. The seller and seller's agent are making known to all potential buyers that there may be variations between the location of the existing fence lines and the legal description of the deeded property. Seller and seller's agent make no warranties with regard to the location of the fence lines in relationship to the deeded property lines, nor does the Seller make any warranties or representations with regard to the specific acreage contained within the fenced property lines. Seller is selling the property in an "as is" condition, which includes the location of the fences as they exist. Boundaries shown on the accompanying maps are approximate, based on county parcel data. The maps are not to scale. The accuracy of the maps is not guaranteed. Prospective buyers are encouraged to verify fence lines, deeded property lines and acreages using a licensed surveyor at their own expense.



Mossy Oak Properties Bottomland Real Estate
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West Point, MS 39773
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