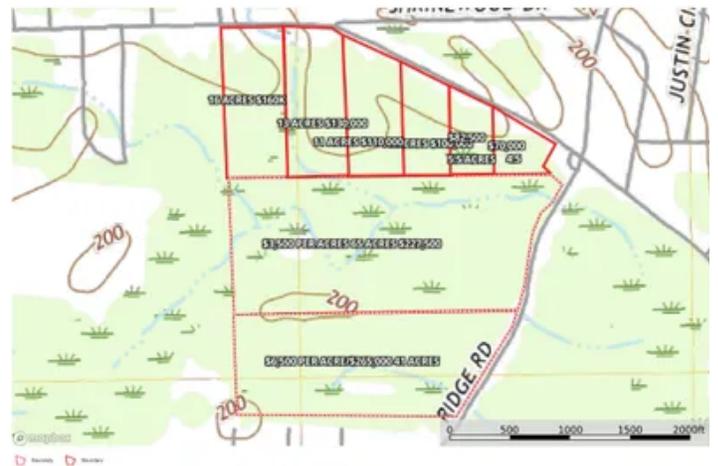


Ridge Road Lot 7 - 65 acres
Ridge Rd
Columbus, MS 39705

\$227,500
65± Acres
Lowndes County



Ridge Road Lot 7 - 65 acres
Columbus, MS / Lowndes County

SUMMARY

Address

Ridge Rd

City, State Zip

Columbus, MS 39705

County

Lowndes County

Type

Recreational Land, Lot, Timberland, Undeveloped Land

Latitude / Longitude

33.578371 / -88.405662

Acreage

65

Price

\$227,500

Property Website

<https://www.mossyoakproperties.com/property/ridge-road-lot-7-65-acres-lowndes-mississippi/84684/>



Ridge Road Lot 7 - 65 acres
Columbus, MS / Lowndes County

PROPERTY DESCRIPTION

Tract #7 - 65± Acres of Recreational or Residential Land for Sale in Columbus, MS
\$227,500 | Jess Lyons Road | Columbus City School District
Level Terrain | Paved Road Frontage | Water Available | No Sewer | Excellent Location

Welcome to **Tract #7**, a beautiful and versatile **65± acre tract of land for sale in Columbus, Mississippi**, offering endless possibilities for recreation, residential development, or investment. Located on **Jess Lyons Road**, this property lies within the **Columbus City School District** and boasts **paved road frontage, gently rolling to level topography, and community water access**-making it ideal for your next rural retreat or long-term land investment.

Unlike the smaller neighboring lots, **Tract #7 offers a larger canvas** for those seeking wide open space, privacy, or multi-home development. While **sewer is not available**, the property is well-suited for **private septic systems**, and **power and water are accessible at the road**.

Property Features:

- **65± acres of land for sale in Columbus, MS**
- Located in the **Columbus City School District**
- **Paved road frontage on Jess Lyons Road**
- **Community water available** (no sewer)
- **Level to gently rolling terrain**-ideal for building, grazing, or trails
- **Mostly wooded** with a mix of hardwoods and pines
- Great potential for **residential development, mini-farm, hunting, or investment**

Location Highlights:

- **Minutes from Columbus Air Force Base**-ideal for military or civilian personnel
- **Quick access to Highway 45** and nearby cities including Starkville and West Point
- Short drive to **downtown Columbus** for shopping, dining, and medical care
- Close to **Green Oaks Golf Club** and recreational amenities in the Golden Triangle

Whether you're looking to build a **private estate**, create a **family homestead**, or develop a **recreational retreat**, **Tract #7** offers the acreage, access, and location to make it happen-**all at a great value per acre** in the growing Columbus area.

Don't miss your opportunity to own 65± acres in a fast-developing region. Contact us today to schedule a tour of Tract #7 on Jess Lyons Road.

Brett Briggs

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Fred Zepponi III

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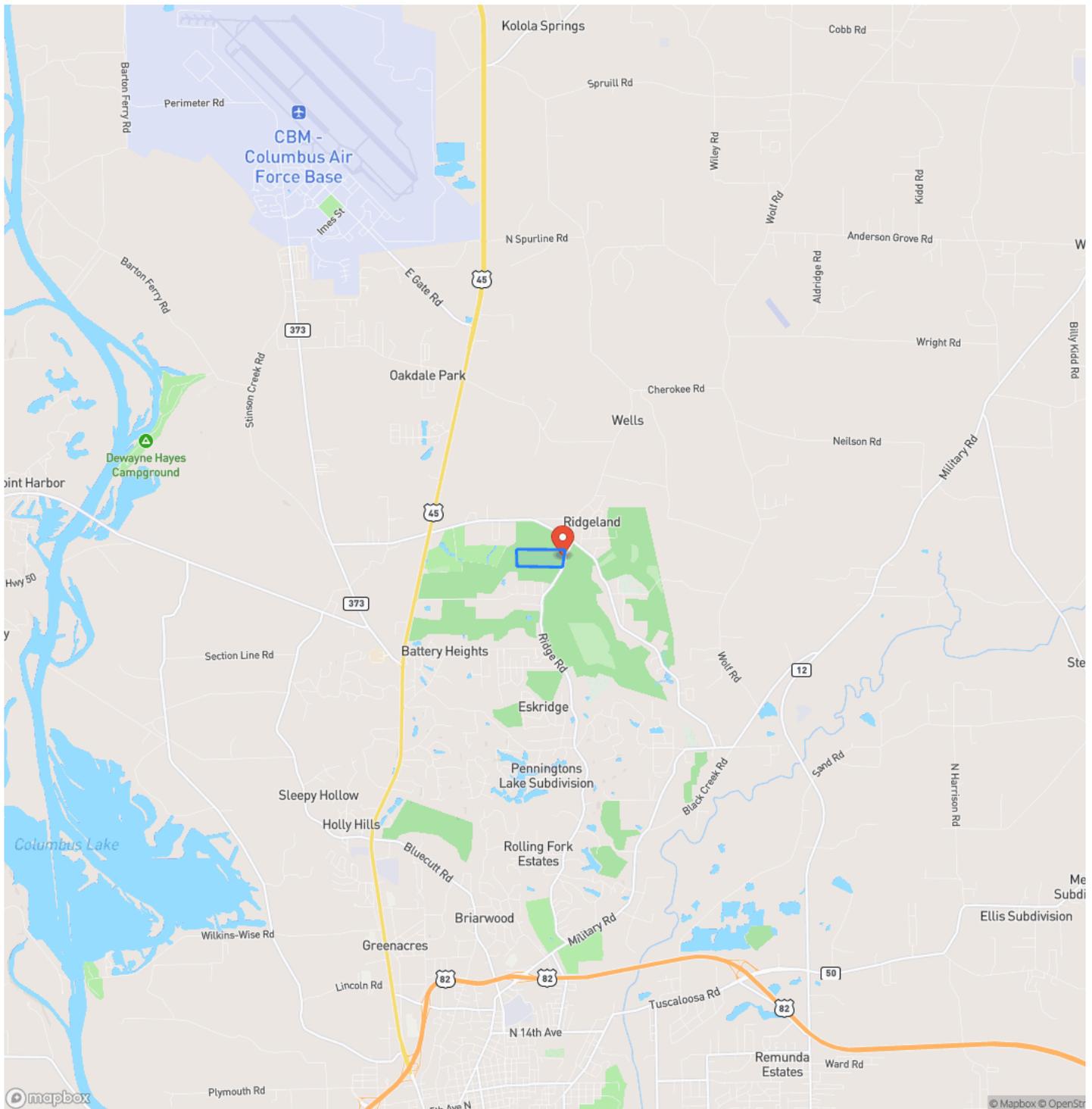
fred@mossyoakproperties.com



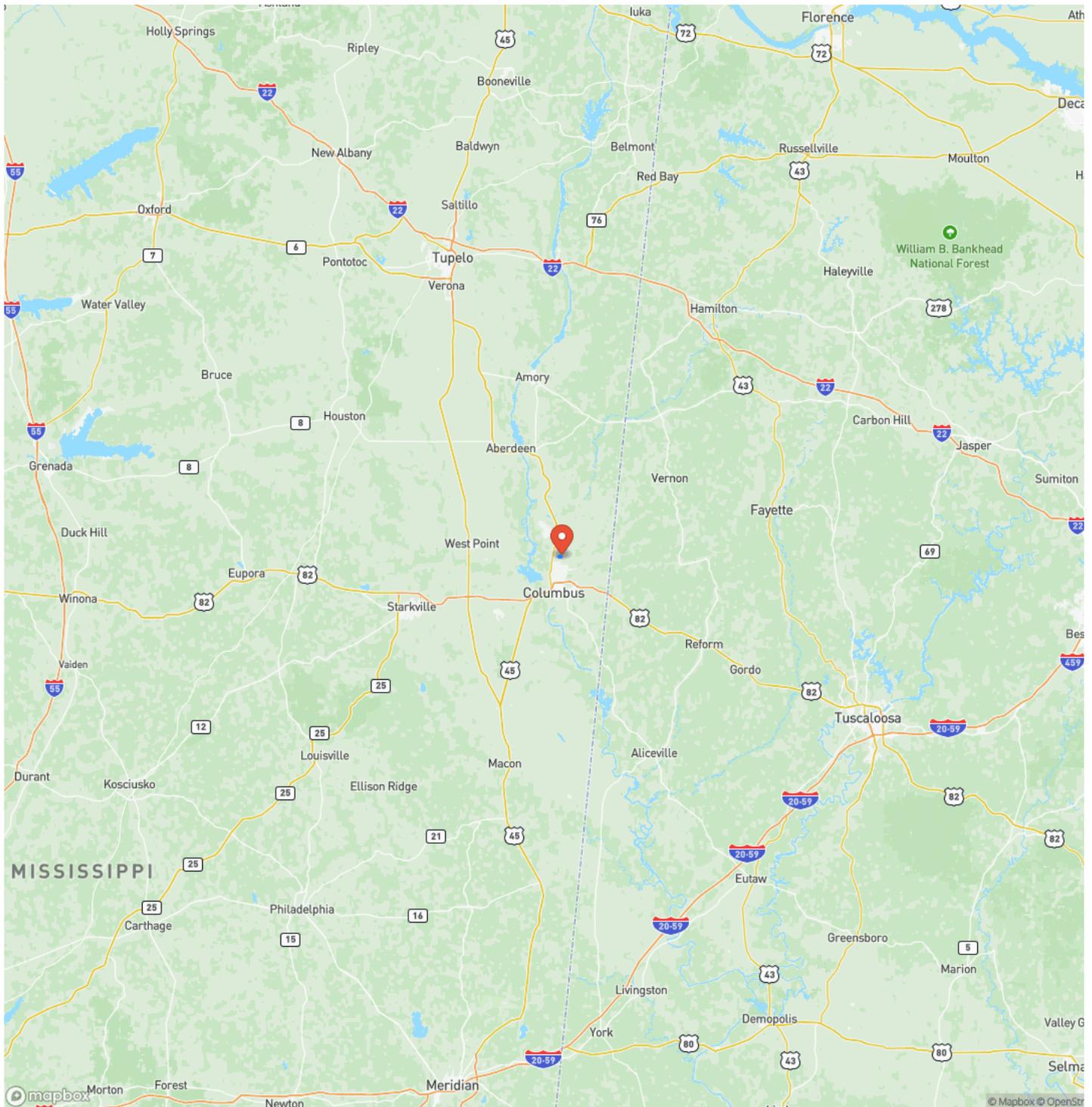
Ridge Road Lot 7 - 65 acres
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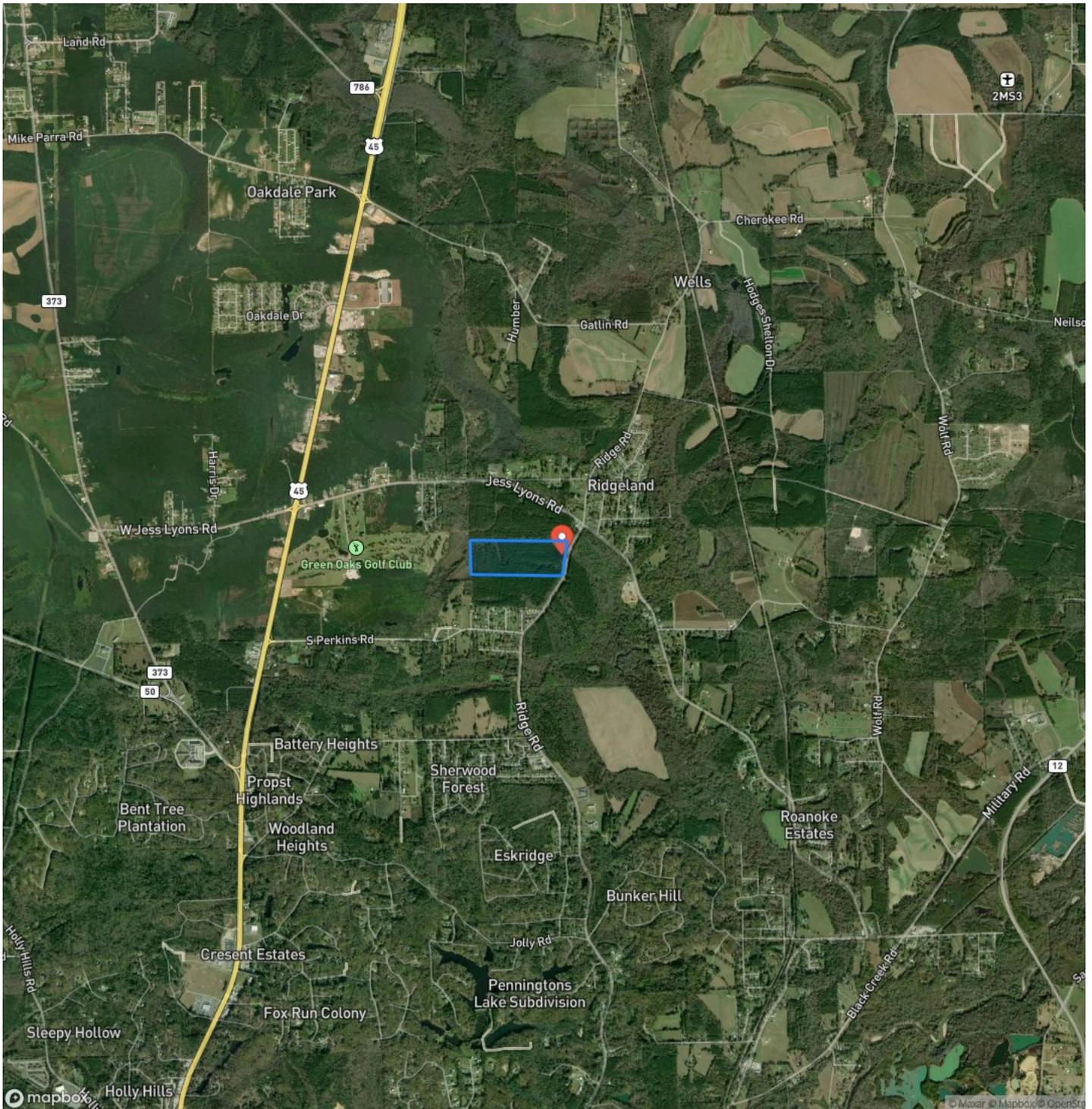
Locator Map



Locator Map



Satellite Map



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.

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