

21 acres Highway 47
Highway 47
West Point, MS 39773

\$89,250
21± Acres
Clay County



21 acres Highway 47
West Point, MS / Clay County

SUMMARY

Address

Highway 47

City, State Zip

West Point, MS 39773

County

Clay County

Type

Timberland, Lot

Latitude / Longitude

33.626893 / -88.750085

Taxes (Annually)

80

Acreage

21

Price

\$89,250

Property Website

<https://www.mossyoakproperties.com/property/21-acres-highway-47-clay-mississippi/41893/>



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PROPERTY DESCRIPTION

Let me introduce you to this remarkable 21 acre timber tract located on Hwy 47 in West Point. This property showcases the natural beauty of its 18-year-old pine forest, recently undergone its' thinning. Conveniently located on Highway 47, this property ensures ample room for accessibility, exploration, and development. All amenities, including high-speed FastNet Fiber Internet, are conveniently positioned along the roadways, allowing you to experience the best of rural living. Take advantage of the proximity to West Point and Starkville while also enjoying the enormous potential for a wide range of property development possibilities. Whether you're a nature lover seeking a private retreat to build your dream home or an experienced investor looking to capitalize on the lucrative timber industry, this tract has the potential to fulfill your aspirations. Act now and make your mark on this extraordinary piece of land!

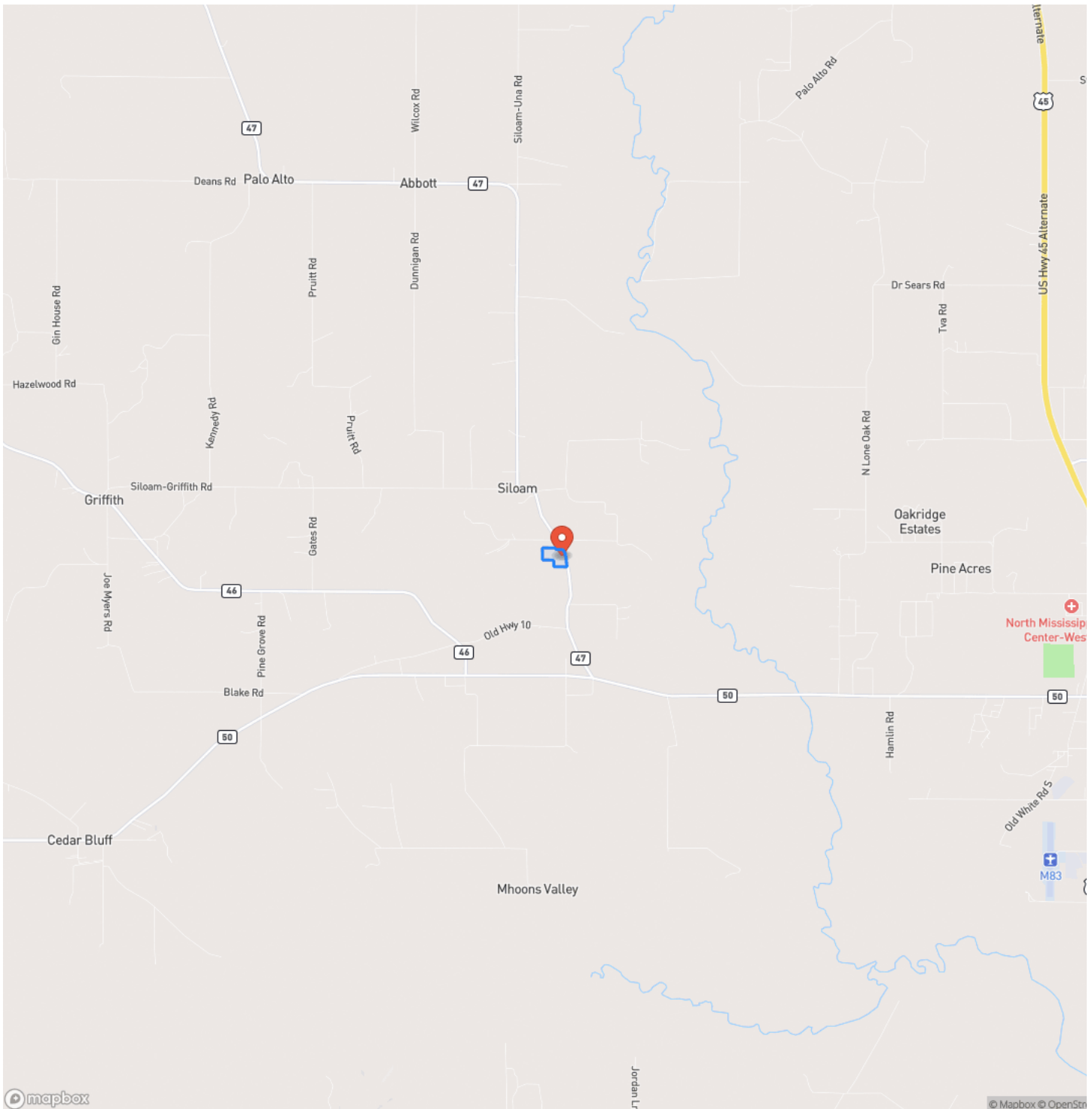
- Country living
- Highway 47 frontage
- All utilities on eastern border, including fiber internet
- 10 min to downtown West Point
- 25 min to Starkville



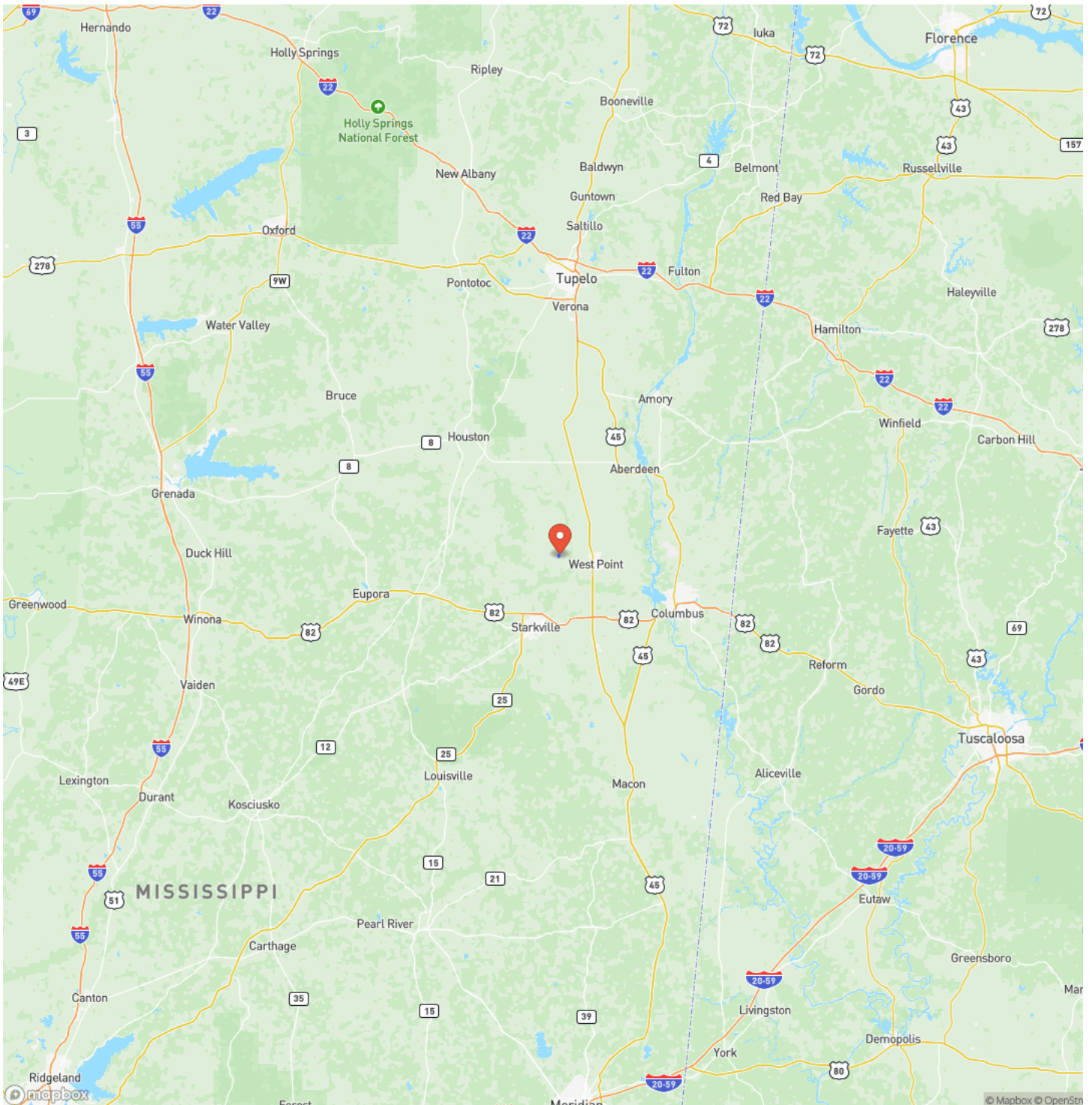
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Locator Map

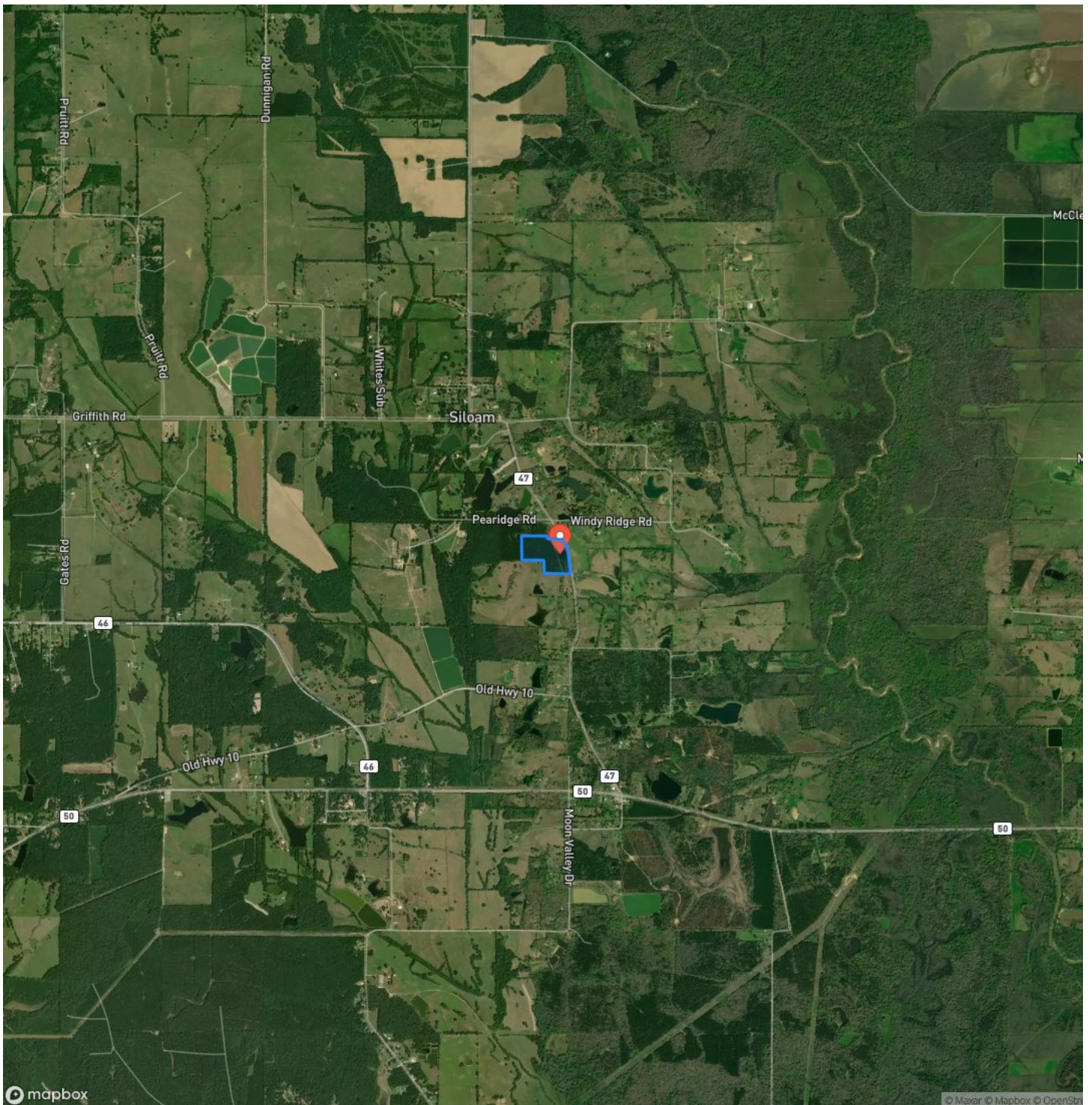


Locator Map



21 acres Highway 47
West Point, MS / Clay County

Satellite Map



21 acres Highway 47
West Point, MS / Clay County

LISTING REPRESENTATIVE

For more information contact:



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City / State / Zip

West Point, MS 39773

NOTES



MORE INFO ONLINE:

MossyOakProperties.com

This image shows a blank sheet of white paper with horizontal ruling lines. The lines are evenly spaced and run 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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