

0 Cook Place Road
000 Cook Place Road
Canton, MS 39046

\$150,000
1.17± Acres
Madison County



**0 Cook Place Road
Canton, MS / Madison County**

SUMMARY

Address

000 Cook Place Road

City, State Zip

Canton, MS 39046

County

Madison County

Type

Undeveloped Land, Commercial

Latitude / Longitude

32.605475 / -90.073784

Taxes (Annually)

\$1,390

Acreage

1.17

Price

\$150,000

Property Website

<https://www.mossoakproperties.com/property/0-cook-place-road/madison/mississippi/53220/>



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PROPERTY DESCRIPTION

LOCATION, LOCATION, LOCATION!

This property offers unbeatable proximity—less than **½ mile** from the new Amazon facility at the Madison County Mega-Site, which will also be home to **Clark Bottling Group** and the just-announced **\$10 billion AWS data center**—all currently under construction!

Situated less than **¼ mile from Interstate 55** and only **two miles from the Nissan North America Plant**, this site is in the heart of one of Mississippi's fastest-growing commercial corridors.

Zoned **C-5 Commercial** within Canton's West Special Planned District.

Les Penn, Certified Land Specialist

Licensed in MS

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Locator Map



Locator Map



Satellite Map



DISCLAIMERS

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Mossy Oak Properties Bottomland Real Estate

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