

0 Hwy 9 W
0 Hwy 9 W
Banner, MS 38913

\$144,000
80± Acres
Calhoun County



0 Hwy 9 W
Banner, MS / Calhoun County

SUMMARY

Address

0 Hwy 9 W

City, State Zip

Banner, MS 38913

County

Calhoun County

Type

Farms, Hunting Land, Undeveloped Land, Recreational Land,
Lakefront

Latitude / Longitude

34.127704 / -89.382876

Acreage

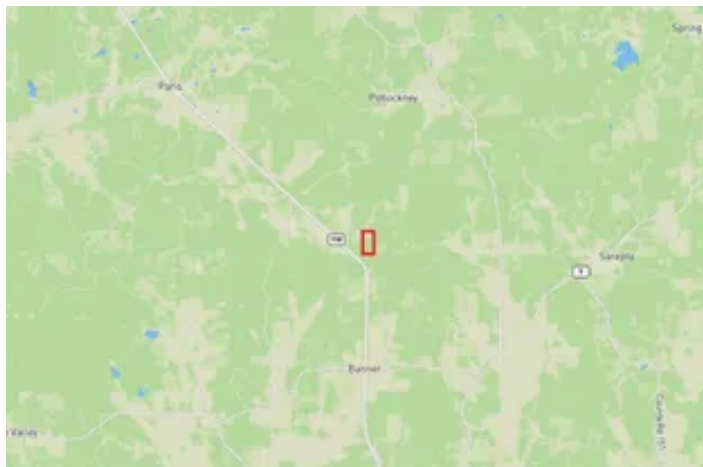
80

Price

\$144,000

Property Website

<https://www.mossyoakproperties.com/property/0-hwy-9-w-calhoun-mississippi/76742/>



PROPERTY DESCRIPTION

80 Acres - Calhoun County, MS - Planted Pine, Pond, and Deeded Access

Discover 80 acres of prime land in Calhoun County just off of Highway 9 W. It features 1 year old planted pines, a scenic pond, and deeded access for easy entry. This versatile property offers a great mix of investment potential and recreational opportunities, whether you're looking to establish a timber investment, hunting retreat, or private getaway.

With young pines already in place this land provides long-term income potential while maintaining ample space for wildlife and outdoor activities. The deeded access ensures privacy and security, making it an excellent choice for those seeking a secluded retreat.

For more details or to schedule a showing, contact me today!

Greg Warren, Agent, Registered Forester, Certified Land Specialist

Licensed in MS

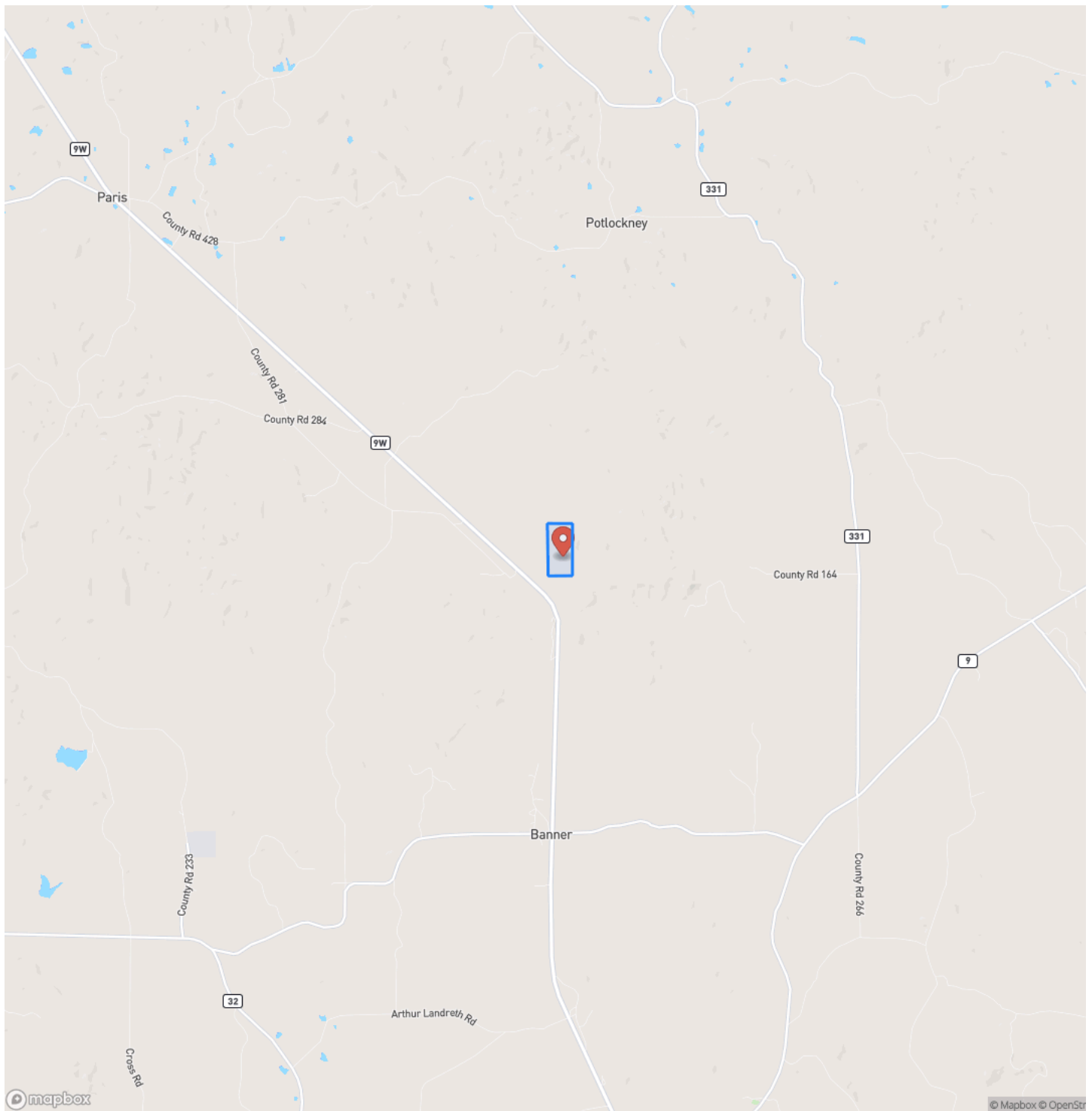
Office: [662-495-1121](tel:662-495-1121)

Cell: [662-547-8126](tel:662-547-8126)

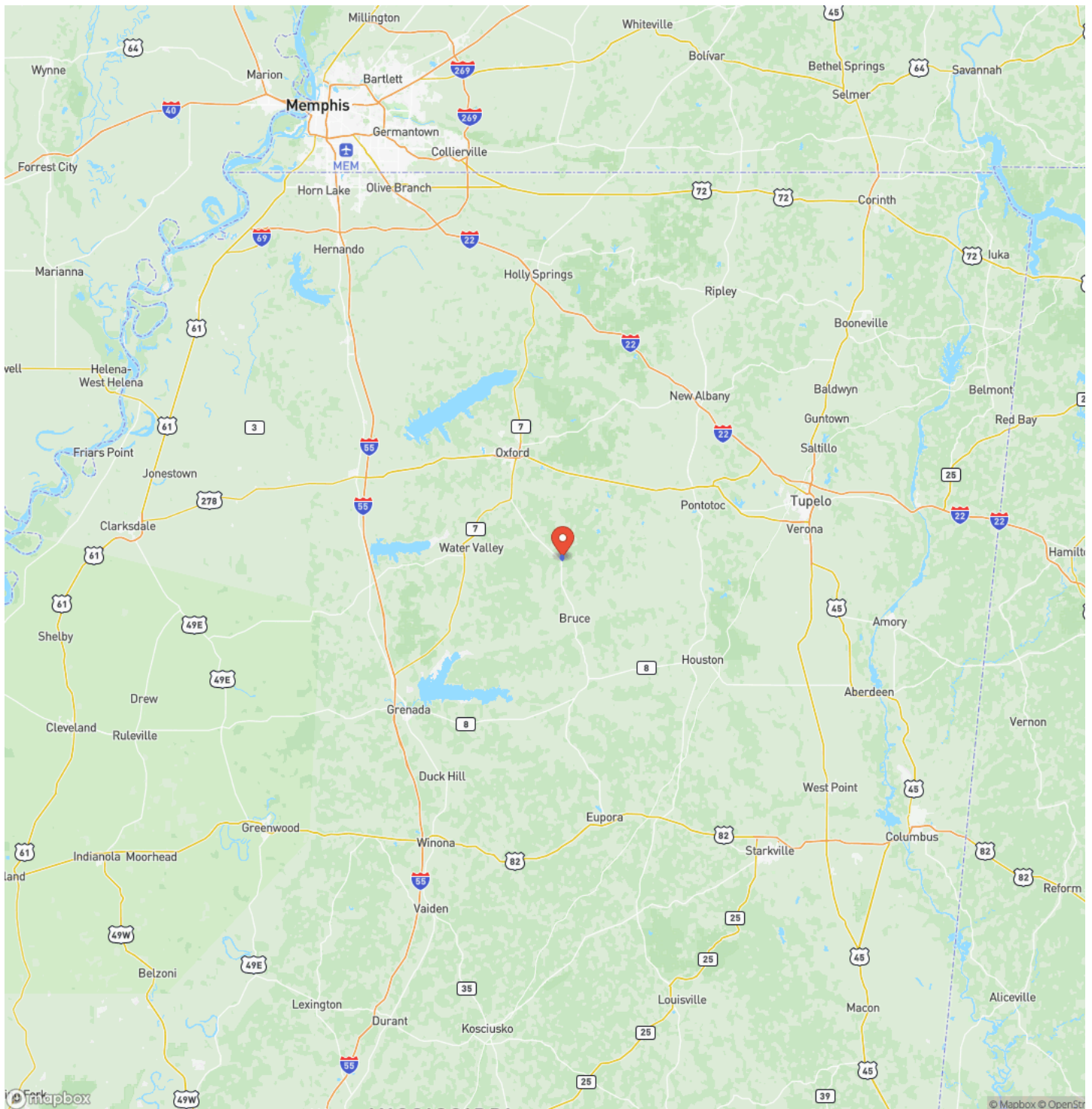
Email: gwarren@mossyoakproperties.com



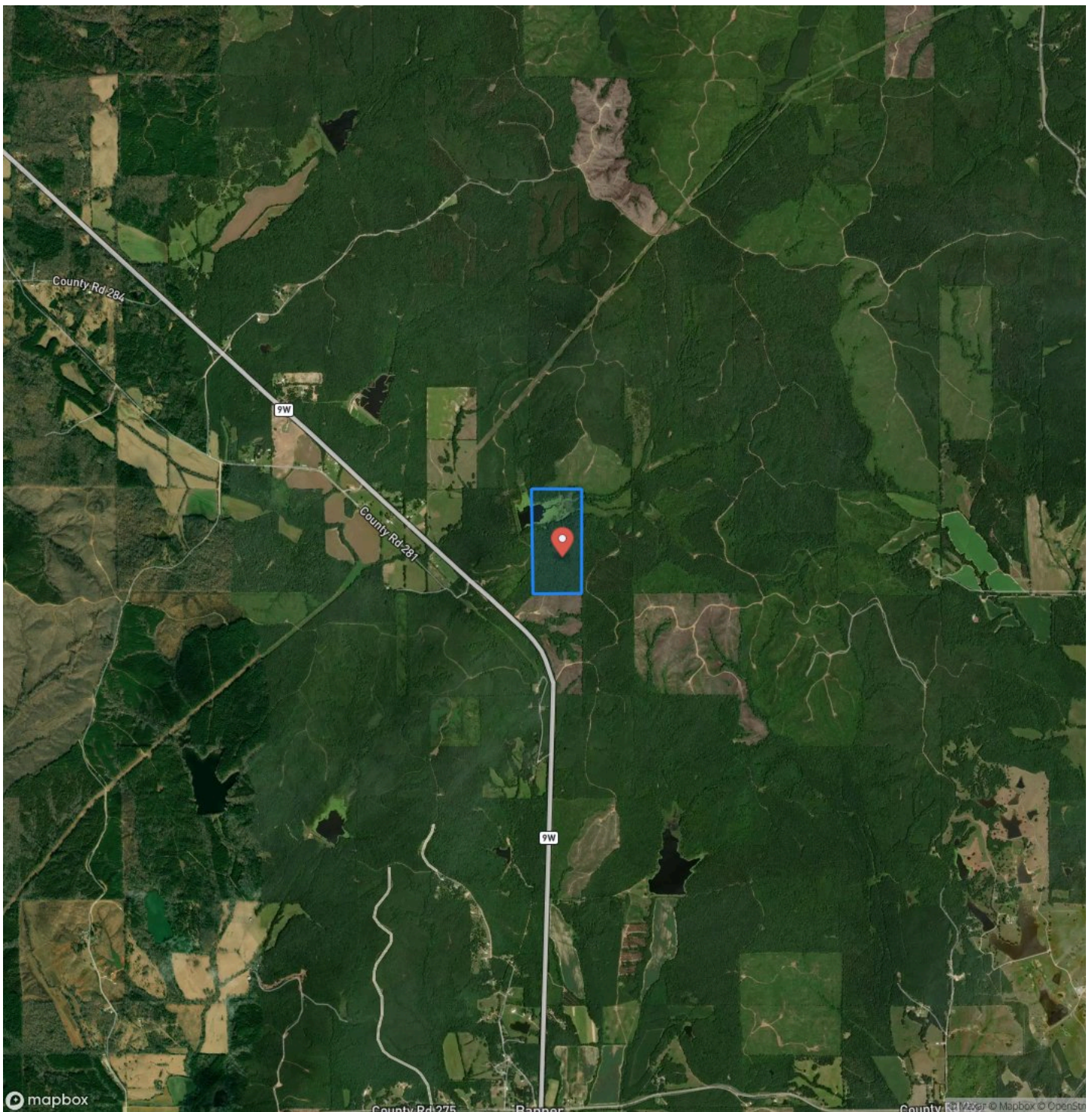
Locator Map



Locator Map



Satellite Map



0 Hwy 9 W
Banner, MS / Calhoun County

LISTING REPRESENTATIVE

For more information contact:



Representative

Greg Warren

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(662) 495-1121

Email

gwarren@mossyoakproperties.com

Address

639 Commerce Street

City / State / Zip

NOTES

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.

MORE INFO ONLINE:
MossyOakProperties.com

This image shows a single 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

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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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MossyOakProperties.com

