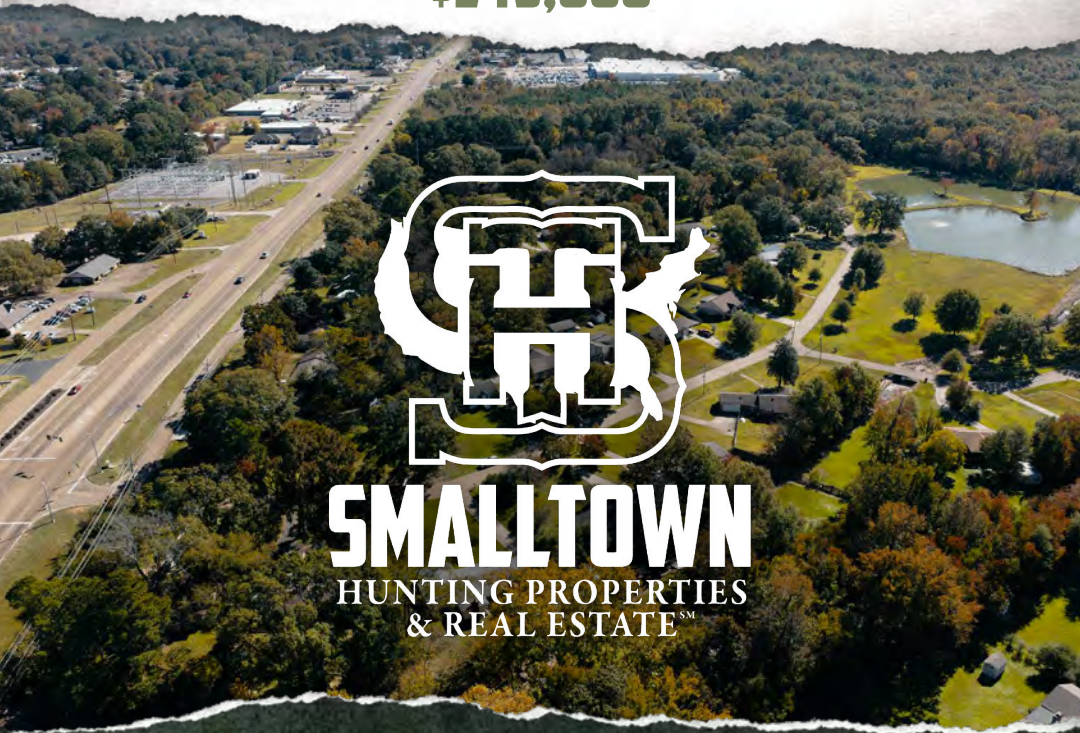




**104 SUNSET DRIVE**  
**CLINTON | HINDS COUNTY, MS**  
**\$249,000**



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# 104 SUNSET DRIVE

## PROPERTY PROFILE

### LOCATION:

- 104 Sunset Drive  
Clinton, MS 39056
- Hinds County
- 3.5± Miles SE of  
Downtown Clinton
- 12.1± Miles NW of Jackson
- 36.2± Miles E of Vicksburg

### COORDINATES:

- 32.33114, -90.31268

### PROPERTY USE:

- Residential
- Investment

### PROPERTY INFORMATION:

- 0.78 Total Acres
- 1,824± SqFt Home
- 3 Bedrooms/2 Baths
- 1 Additional Room
- Wooden floors
- Deck
- Fire Pit
- Above Ground Pool
- Shop
- Garden Space
- Fiber Optic Internet

### TAX INFORMATION:

- 2024 Taxes: \$1,658.01
- Parcel: 2861-0139-000



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**MELANIE STARNES**

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[melanie@smalltownproperties.com](mailto:melanie@smalltownproperties.com)

4848 Main St. - Flora, MS 39071

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Information is believed to be accurate but not guaranteed.

# WELCOME TO 104 SUNSET DRIVE

**WELCOME TO 104 SUNSET DRIVE, A CHARMING AND MOVE-IN-READY HOME IN HINDS COUNTY.** This three bedroom and two bath home offers 1,824± square feet of comfortable living space on a 0.78± acre lot in the highly sought-after Clinton, MS school district.

Inside, you'll find spacious bedrooms and updated bathrooms, all with recently replaced lighting, shutters, air vents, and window blinds. The bright and inviting kitchen features stained butcher block countertops, a refrigerator, a new stove (2022) and stove vent, a new water heater (2022), and a new garbage disposal (2023). An extra room provides flexible space for a home office or fourth bedroom. Along with a garage door that was replaced in 2017, the roof and attic insulation were replaced in 2025, giving you peace of mind for years to come.



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# MORE ABOUT 104 SUNSET DRIVE

Step outside to enjoy the great outdoors and find the backyard partially fenced with a secure area around the above-ground swimming pool and a dedicated space for dogs. Relax or entertain on the wooden deck overlooking the yard, complete with a trampoline, chicken house, wooden swing set, and storage shed.

Offering the perfect mix of comfort, modern updates, and outdoor fun, this home has everything you need to enjoy peaceful living while staying close to all that Clinton has to offer. With easy access to I-20, this property is conveniently located to all shopping conveniences and only approximately five minutes from both Downtown Clinton and Mississippi Community College.

**Contact Melanie Starnes today to schedule a private showing and experience #TheSmallTownWay!**



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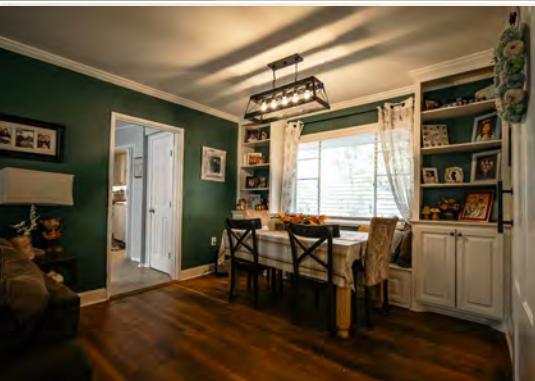
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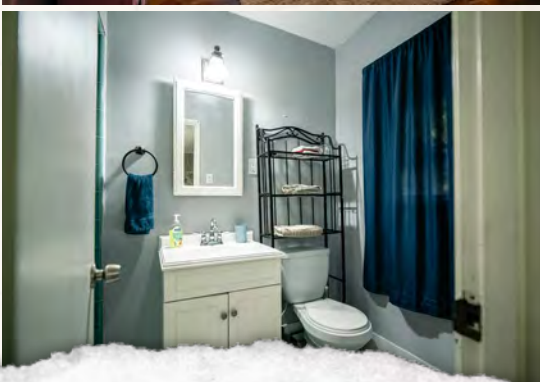
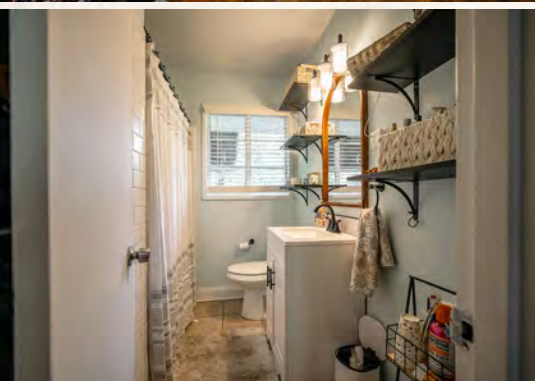
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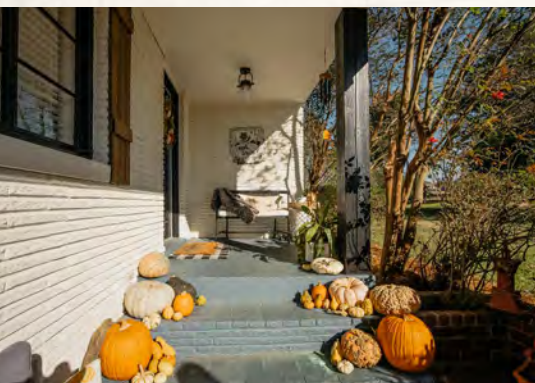




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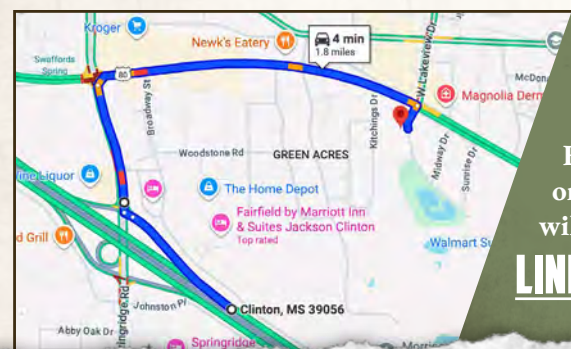
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Directions From I-20 West: Take Exit 36 and turn right on Springridge Road. Continue on Springridge Road for 0.4 miles. Turn right onto US-80 E and proceed for 0.9 miles. Turn right onto Sunset Drive and the destination will be on the right.

**LINK TO GOOGLE MAP DIRECTIONS**



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