

000 Duckworth Rd
000 Duckworth Rd
Monticello, MS 39654

\$250,000
50± Acres
Lawrence County



000 Duckworth Rd
Monticello, MS / Lawrence County

SUMMARY

Address

000 Duckworth Rd null

City, State Zip

Monticello, MS 39654

County

Lawrence County

Type

Hunting Land, Recreational Land

Latitude / Longitude

31.68769 / -90.127225

Acreage

50

Price

\$250,000

Property Website

<https://www.mossyoakproperties.com/property/000-duckworth-rd/lawrence/mississippi/113431/>



PROPERTY DESCRIPTION

50+/- Acres | Lawrence County, Mississippi

Old Highway 27 & Duckworth Road | Wanilla Community

This 57± acre tract is located in the Wanilla community of Lawrence County at the corner of Old Highway 27 and Duckworth Road. With road frontage on two county roads, the property offers convenient access and multiple entry points.

The land is primarily wooded and provides good habitat for deer and turkey, making it a solid recreational property for hunting and outdoor enjoyment. Its location just a short drive from the Wanilla boat ramp on the Pearl River also offers easy access to fishing, boating, and other river activities.

Whether you're looking for recreational land, a potential homesite, or a long-term investment, this property offers a variety of possibilities in a convenient location.

Property Features:

50± acres in Lawrence County, Mississippi

Corner of Old Highway 27 and Duckworth Road

Road frontage on two county-maintained roads

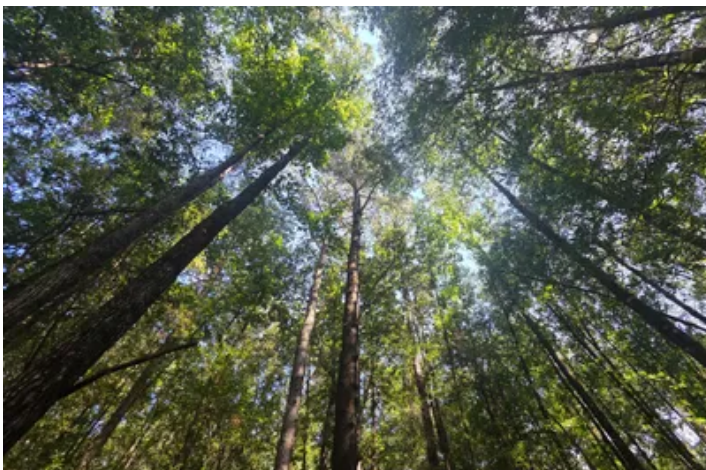
Short drive to the Wanilla boat ramp on the Pearl River

Good deer and turkey hunting

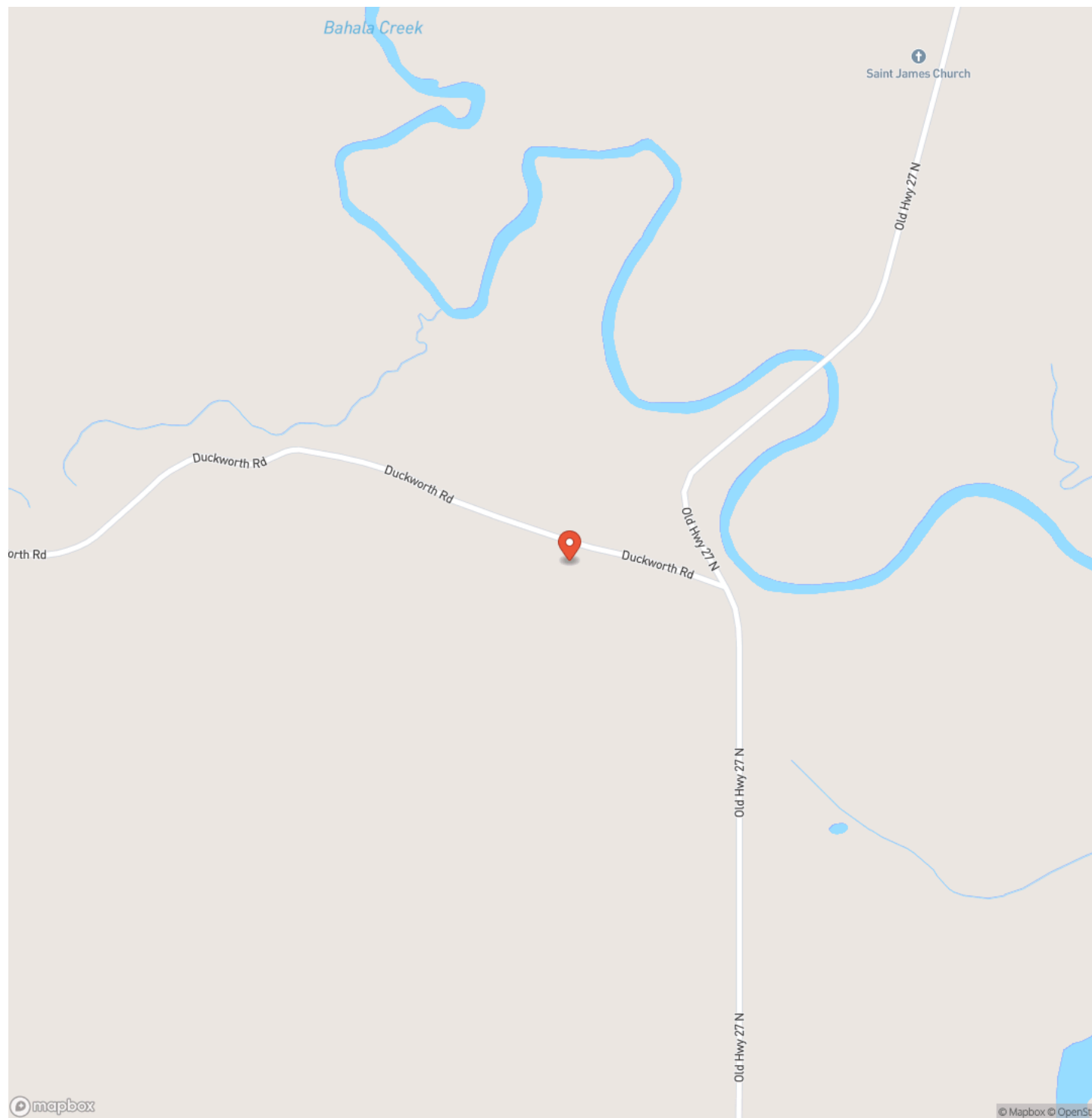
Wooded acreage with multiple potential uses

Convenient location with easy access

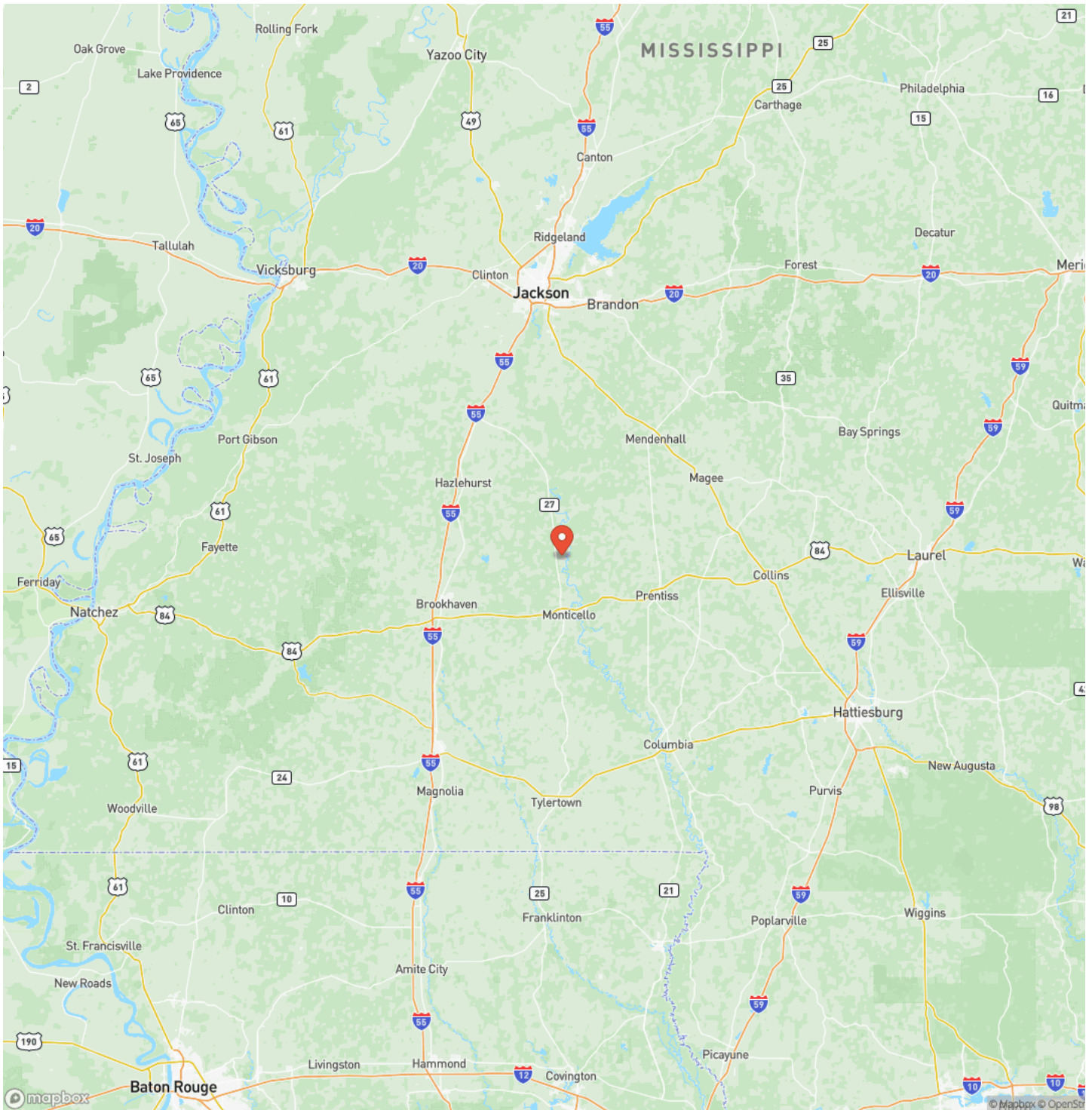
This property combines recreational opportunities, good access, and a location near the Pearl River, making it well suited for hunting, outdoor recreation, or future development.



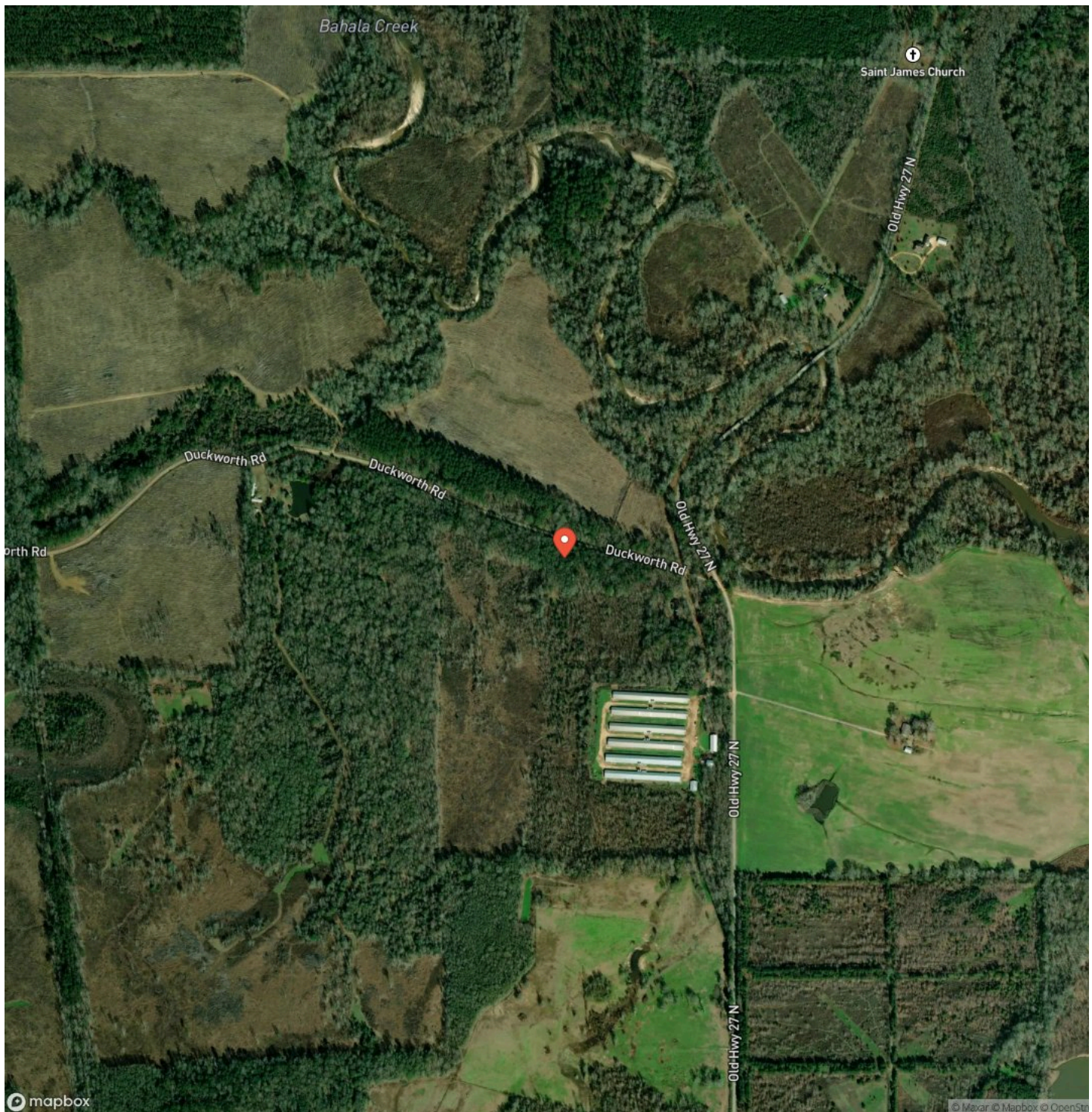
Locator Map



Locator Map



Satellite Map



000 Duckworth Rd
Monticello, MS / Lawrence County

LISTING REPRESENTATIVE

For more information contact:



Representative

Brady Hodge

Mobile

(601) 320-2974

Office

(601) 597-9378

Email

bhodge@mossyoakproperties.com

Address

105 W Chickasaw

City / State / Zip

Brookhaven, MS 39601

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.

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.



<https://www.mossyoakproperties.com/>

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 Posey Land Company
105 W Chickasaw St Suite C
Brookhaven, MS 39601
(601) 597-9378
<https://www.mossyoakproperties.com/>
