
Mize 80
County Rd 77
Mize, MS 39116

\$256,000
80± Acres
Smith County

Mize 80
Mize, MS / Smith County

SUMMARY

Address

County Rd 77

City, State Zip

Mize, MS 39116

County

Smith County

Type

Undeveloped Land, Recreational Land, Hunting Land

Latitude / Longitude

31.878373 / -89.55211

Acreage

80

Price

\$256,000

Property Website

<https://www.mossyoakproperties.com/property/mize-80-smith-mississippi/95352/>

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PROPERTY DESCRIPTION

±80 Acres - Smith County, MS | Mize School District

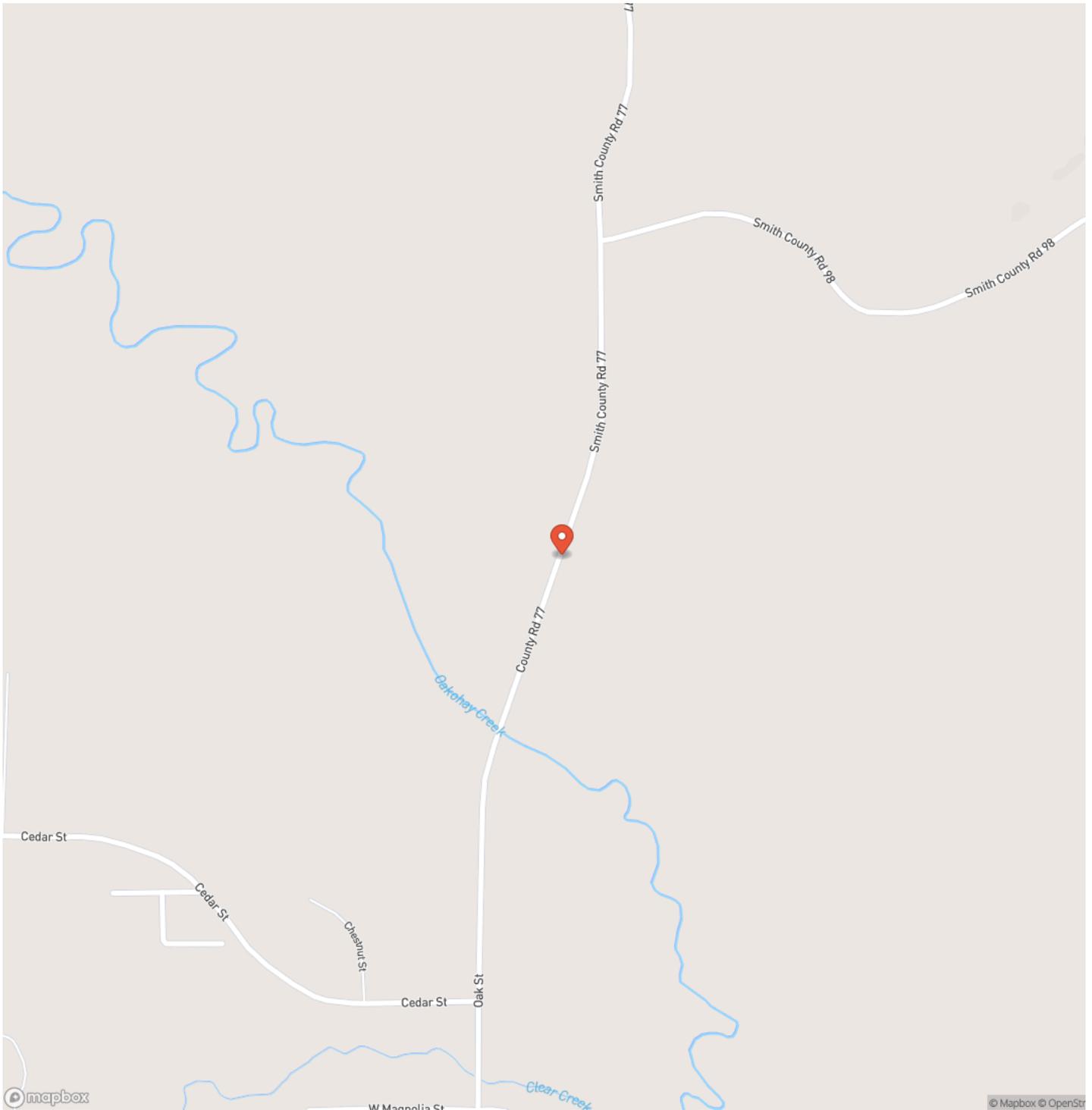
Located just outside of Mize in the desirable Mize School District, this 80± acre property offers the perfect mix of home site potential, investment opportunity, and recreational land. With excellent road frontage and easy access along Smith County Road 77, this tract is both convenient and private.

The north 40 acres was clear-cut within the last five years and is naturally regenerating, providing a blank canvas for future replanting, pasture development, or a custom home site. The southern 40 acres features approximately 10-year-old pines that have been recently thinned, offering great habitat diversity for deer and turkey hunting as well as long-term timber growth.

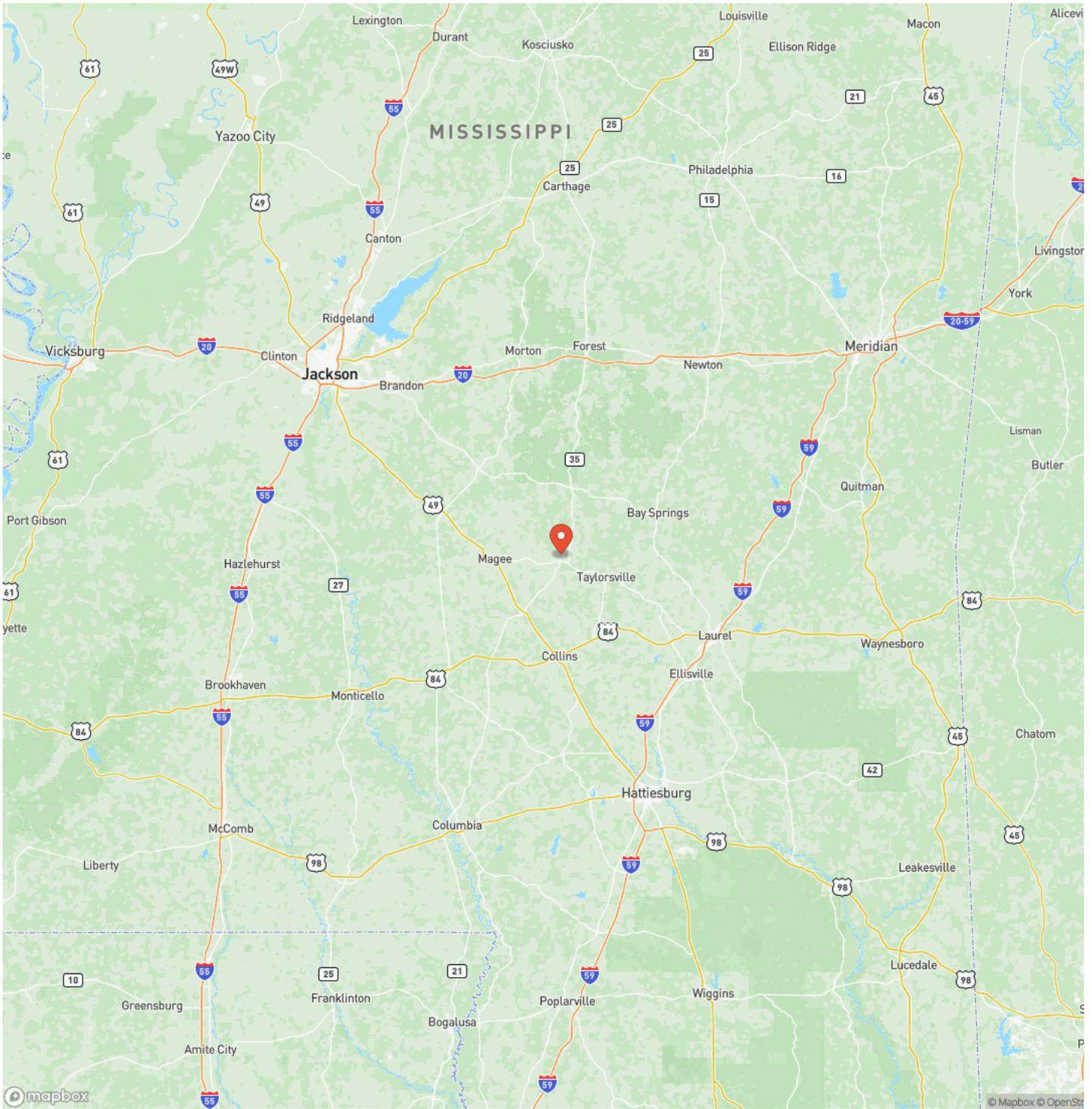
Whether you're looking for a weekend getaway, hunting property, or a place to build your dream home, this tract checks all the boxes. Utilities are available along the road, making future development simple and flexible.

Don't miss your chance to own 80± acres in one of Smith County's most sought-after areas — just minutes from Mize and an easy drive to Magee, Taylorsville, and surrounding communities.

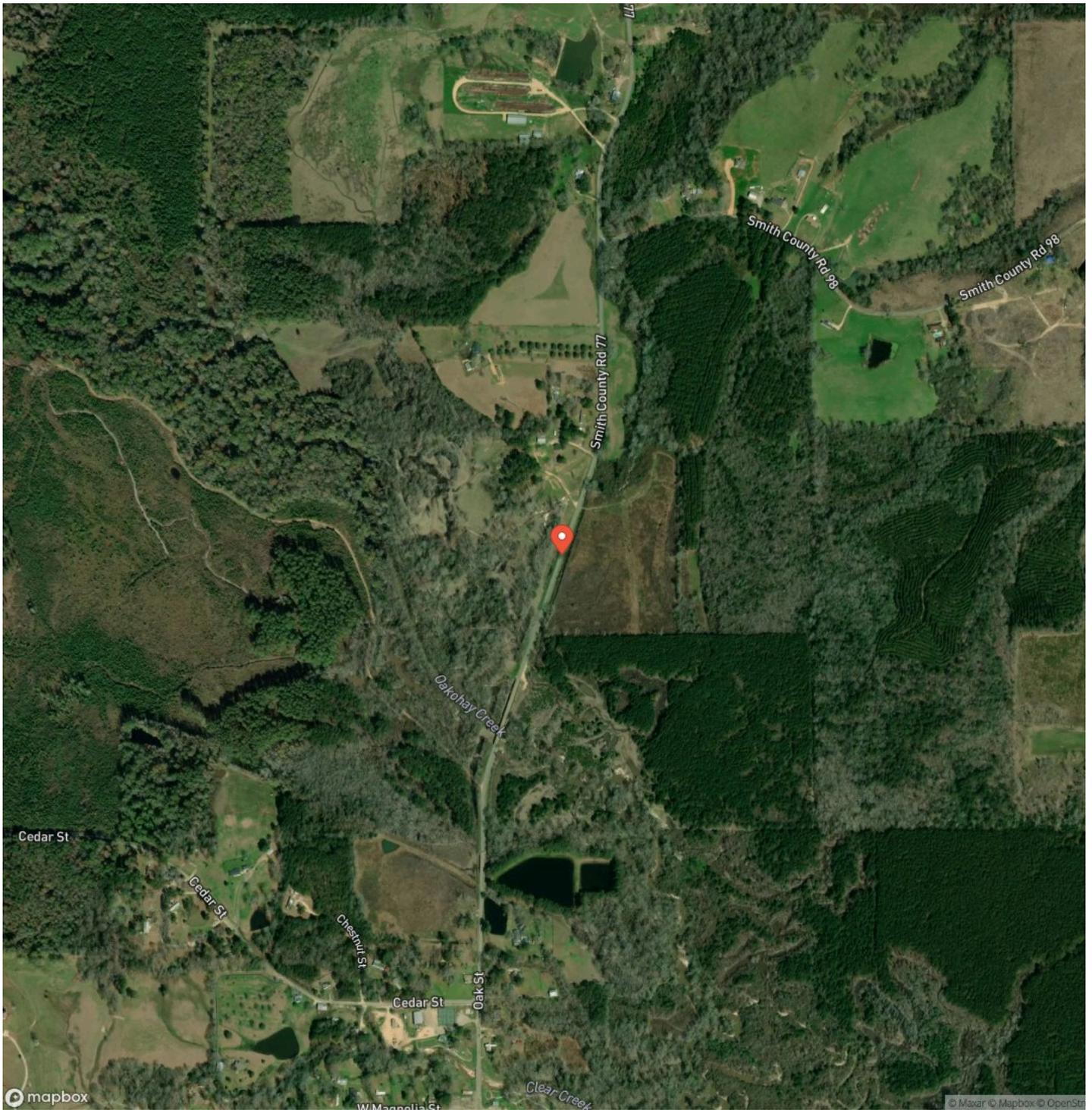
Locator Map



Locator Map



Satellite Map



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
MossyOakProperties.com
