Newton County 99.7
Roger Reid Rd
Conehatta, MS 39057

$204,385
99.7± Acres
Newton County







MORE INFO ONLINE:

https://www.mossyoakproperties.com/

SUMMARY

Address
Roger Reid Rd

City, State Zip
Conehatta, MS 39057

County
Newton County

Type
Undeveloped Land, Timberland, Hunting Land, Farms

Latitude / Longitude
32.556038 / -89.240013

Taxes (Annually)
$337

Acreage
99.7

Price
$204,385

Property Website
www.mossyoakproperties.com







PROPERTY DESCRIPTION

If you've been searching for a tract of land that truly offers opportunity, this 99.7 acre property in Newton County deserves a hard look. From the moment you step onto the property, it's clear this land was made for multiple uses - whether that's building a quiet country home, developing a first-class hunting property, expanding agricultural operations, or securing a long-term land investment. With road frontage and utilities available, the groundwork is already in place for future development. The timber was cut approximately seven years ago and has since grown back in healthy natural regeneration, creating excellent cover and habitat for wildlife while allowing the next owner to shape the land exactly how they see fit. An interior road provides access throughout the property and offers a solid base for future improvements. A pond adds to the recreational appeal, while an old home place sits on the tract, offering a prime spot for a future homesite. Properties like this - versatile, well-located, and full of potential - are becoming harder and harder to find.

Highlights:

- **99.7 acres** of versatile Mississippi land in **Newton County**
- Ideal for a **private homesite, hunting property, agricultural use, or long-term investment**
- Excellent potential for **poultry houses or other farming operations**
- **Road frontage** with **utilities available**
- Timber harvested approximately **7 years ago** with strong **natural regeneration**
- Natural regrowth provides **quality wildlife habitat** and flexible land management options
- **Interior road system** already in place (needs cleanup)
- **Old home place** (structure not livable) with excellent potential for a **future homesite or improvement location**





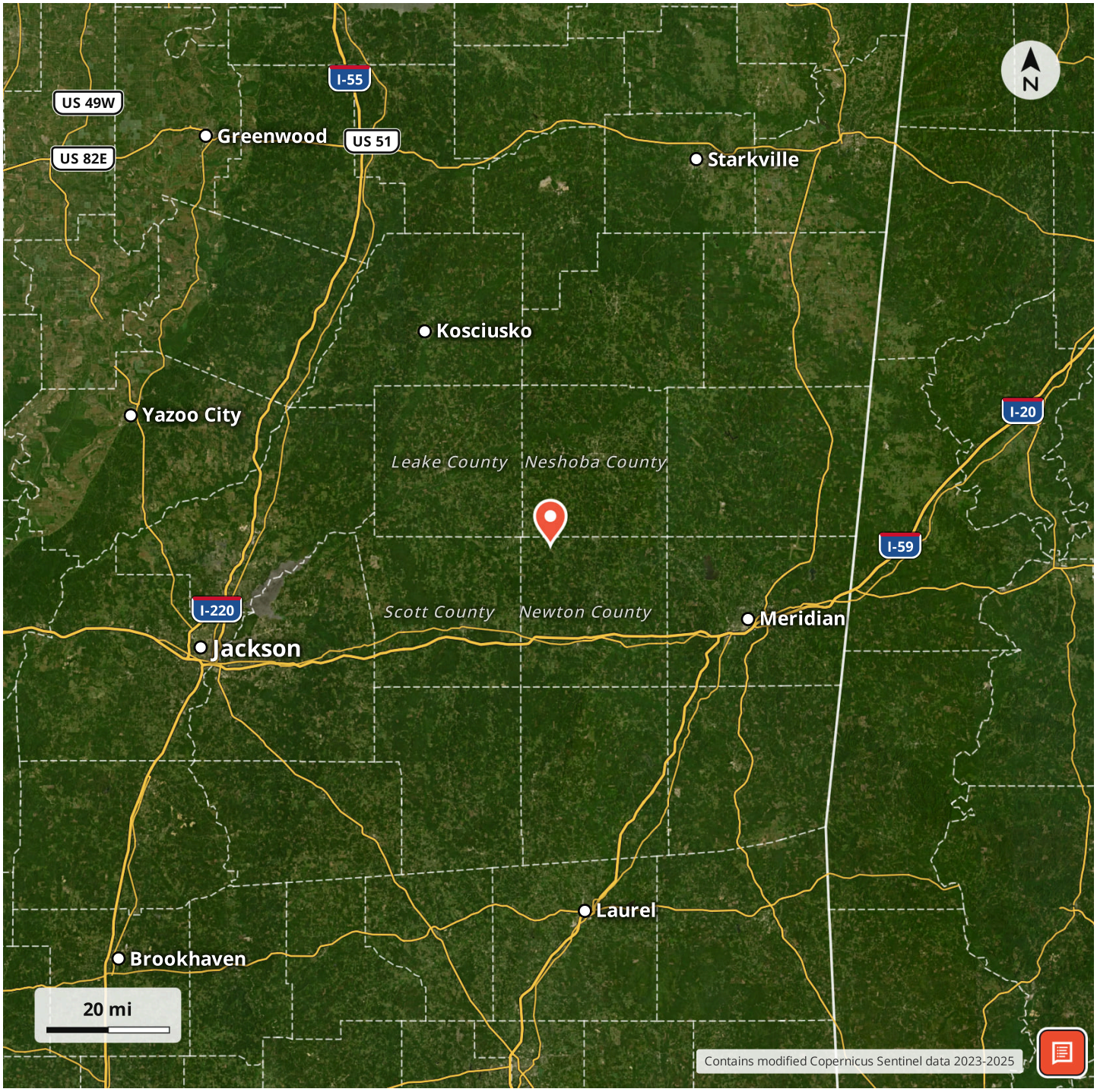




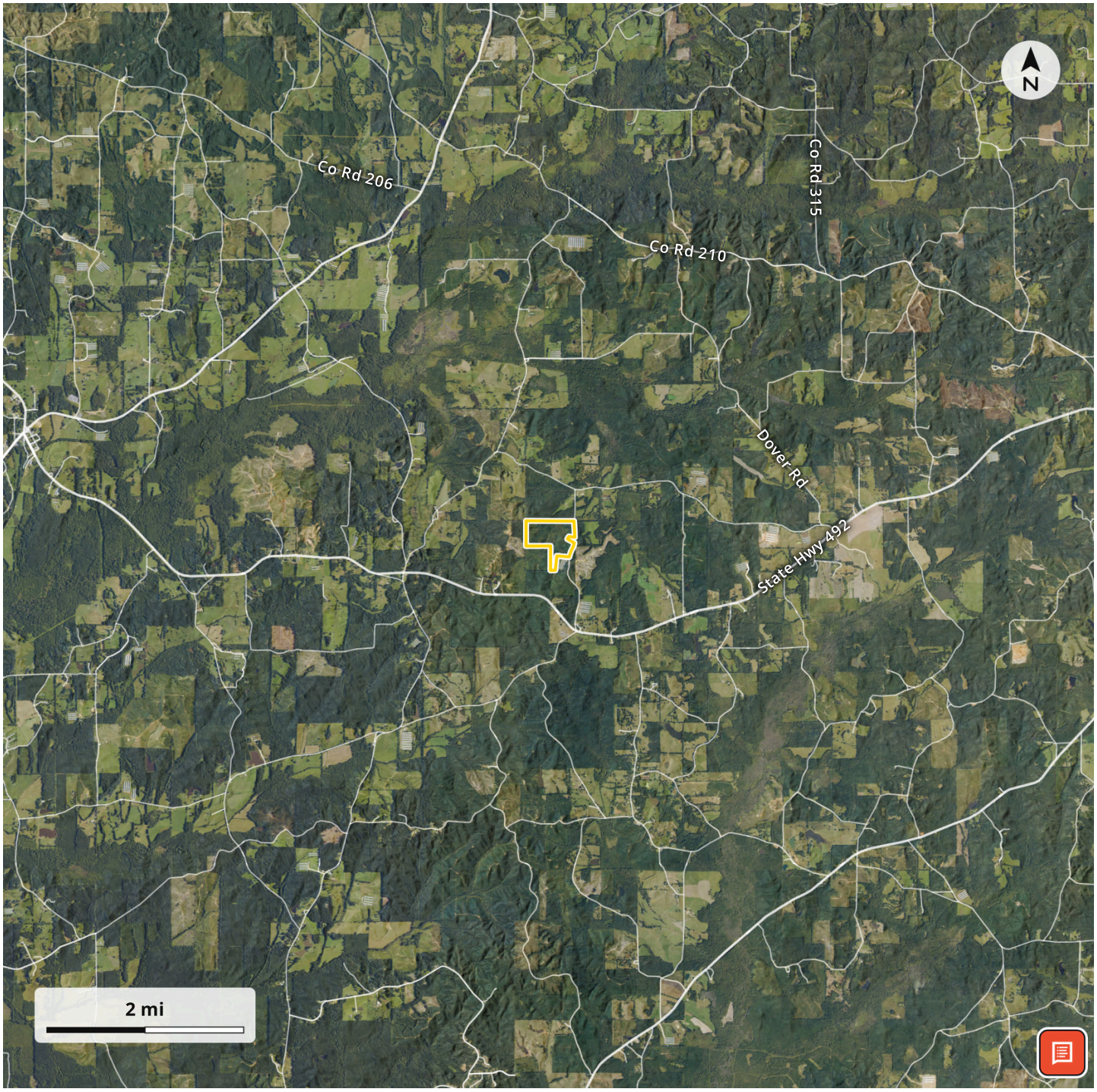

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ROGER REID RD
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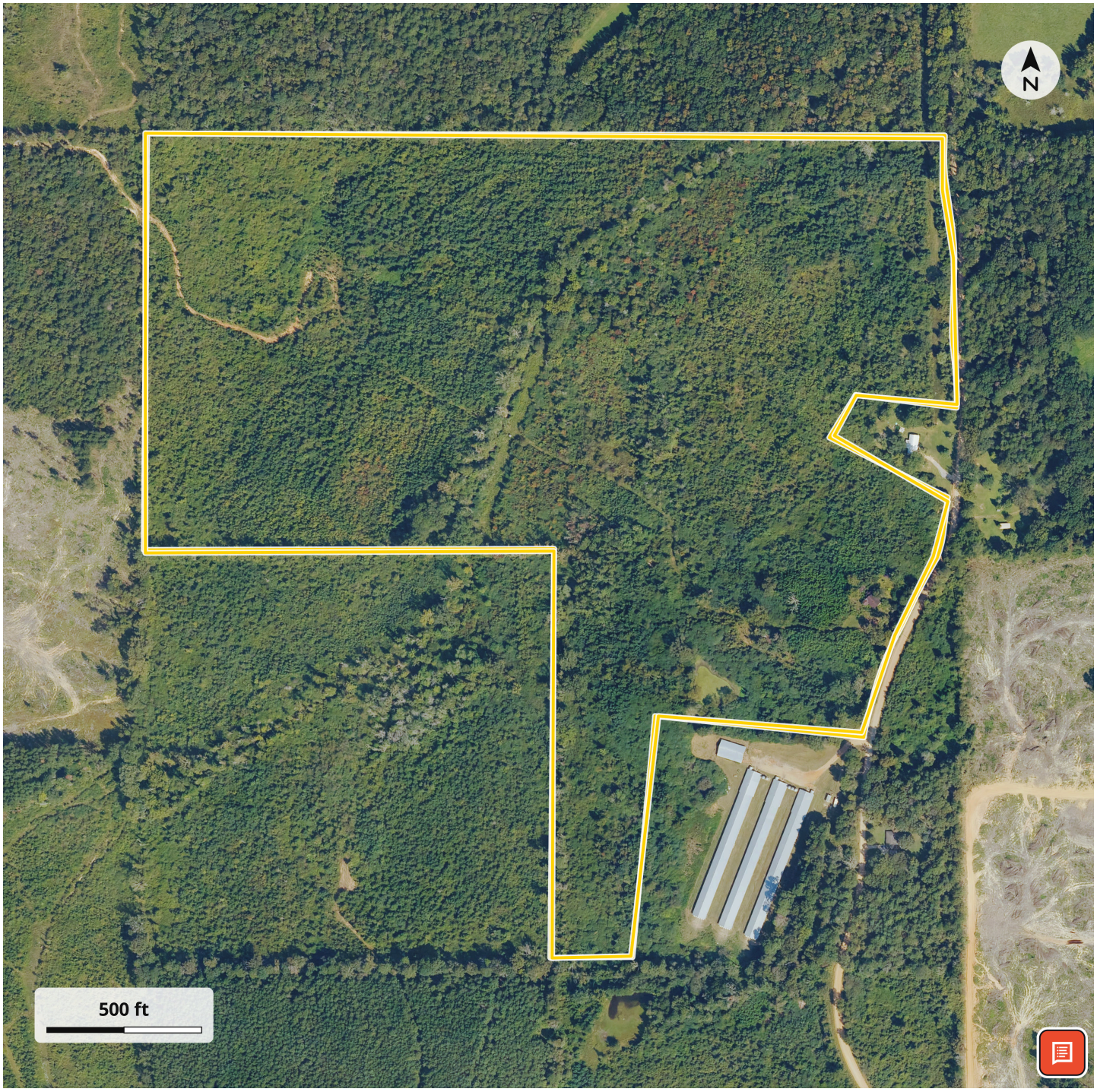
Regional Map



Locator Map



Aerial Map



LISTING REPRESENTATIVE

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