

**76 acres with frontage on a paved road.
Use it for your perfect home site,
pasture, hay land, or development. Offers
white tail.**

**Hwy 145 North
Macon, MS 39341**

\$288,800

**76 +/- acres
Noxubee County**





76 acres with frontage on a paved road. Use it for your perfect home site, pasture, hay land, or development. Offers white tail.
Macon, MS / Noxubee County

SUMMARY

Address

Hwy 145 North

City, State Zip

Macon, MS 39341

County

Noxubee County

Type

Ranches, Recreational Land, Lot

Latitude / Longitude

33.1339 / -88.5615

Acreage

76

Price

\$288,800

Property Website

<https://www.mossyoakproperties.com/property/76-acres-with-frontage-on-a-paved-road-use-it-for-your-perfect-home-site-pasture-hay-land-or-development-offers-white-tail-noxubee-mississippi/15810/>



76 acres with frontage on a paved road. Use it for your perfect home site, pasture, hay land, or development. Offers white tail.

Macon, MS / Noxubee County

PROPERTY DESCRIPTION

Check out this 76 +/- acre tract of land located in Noxubee County, MS. This property offers many potential uses. This versatile property offers residential uses from the multiple home sites, with road frontage on Highway 145, agricultural uses due to the well managed pasture lands, as well as recreational uses from the wooded areas and potential lake sites on the western portion of the property! Call us today for a showing!



76 acres with frontage on a paved road. Use it for your perfect home site, pasture, hay land, or development. Offers white tail.
Macon, MS / Noxubee County



76 acres with frontage on a paved road. Use it for your perfect home site, pasture, hay land, or development. Offers white tail.

Macon, MS / Noxubee County

Locator Maps



76 acres with frontage on a paved road. Use it for your perfect home site, pasture, hay land, or development. Offers white tail.

Macon, MS / Noxubee County

Aerial Maps



76 acres with frontage on a paved road. Use it for your perfect home site, pasture, hay land, or development. Offers white tail.
Macon, MS / Noxubee County

LISTING REPRESENTATIVE

For more information contact:



Representative
Wendell Giesbrecht

Mobile
(662) 361-8521

Email
wgiesbrecht@mossyoakproperties.com

Address
5741 Hwy 45 Alt South

City / State / Zip
West Point, MS 39773

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.



DISCLAIMERS

Information in this brochure is provided solely for information purposes and does not constitute an offer to sell or advertise real estate outside the states in which broker or agent licensed. The information presented has been obtained from sources deemed to be reliable, but is not guaranteed or warranted by the agent, broker, or the sellers of these properties. This offering is subject to errors, omissions, prior sale, price change, correction or withdrawal from the market without notice. All references to age, square footage, income, expenses, acreage, carrying capacity, and land classification, etc. are approximate. Prospective buyers are chargeable with and expected to conduct their own independent investigation of the information and the property and to rely only on those results. Sellers reserve the right to accept or reject any and all offers without liability to any buyer or cooperating broker.

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

5741 Hwy 45 Alt South

West Point, MS 39773

(662) 495-1121

MossyOakProperties.com

