

Coles Creek 79.5 Acres
County Road 433
Thaxton, MS 38871

\$246,453
79.5± Acres
Lafayette County



Coles Creek 79.5 Acres
Thaxton, MS / Lafayette County

SUMMARY

Address

County Road 433

City, State Zip

Thaxton, MS 38871

County

Lafayette County

Type

Hunting Land, Undeveloped Land, Recreational Land, Timberland

Latitude / Longitude

34.277109 / -89.246012

Acreage

79.5

Price

\$246,453

Property Website

<https://www.mossyoakproperties.com/property/coles-creek-79-5-acres/lafayette/mississippi/86819/>



Coles Creek 79.5 Acres
Thaxton, MS / Lafayette County

PROPERTY DESCRIPTION

79.5 Acres of Secluded Land for Sale in Lafayette County, MS – Just Minutes from Oxford!

Tucked away in the quiet countryside of Lafayette County, Mississippi, this 79.5-acre tract offers privacy, potential, and good hunting. Located just 17 miles from Oxford and 32 miles from Tupelo, this property is ideal for your next recreational retreat, timber investment, or future off grid cabin.

Property Highlights:

79.5 Acres of Fresh Cutover – A clean slate ready for replanting, wildlife management, or your dream cabin site

Excellent Access – North boundary features a logging road for easy navigation across the property

Private & Peaceful – Accessed via an abandoned county road, roughly 0.25 miles from the nearest paved road and utilities

Abundant Wildlife Potential – A prime setup for deer, turkey, and small game hunting

Convenient Location – Under 20 miles to Oxford and Ole Miss, and within 35 miles of Tupelo

This property is perfect for those looking to escape the hustle and bustle, yet still be within easy reach of town. Whether you're a hunter, investor, or someone craving a quiet corner of the South to call your own, you'll fall in love with the peace and possibilities this land offers.

Don't miss your chance to own a piece of Lafayette County!

Hunter McCool

Certified Land Specialist

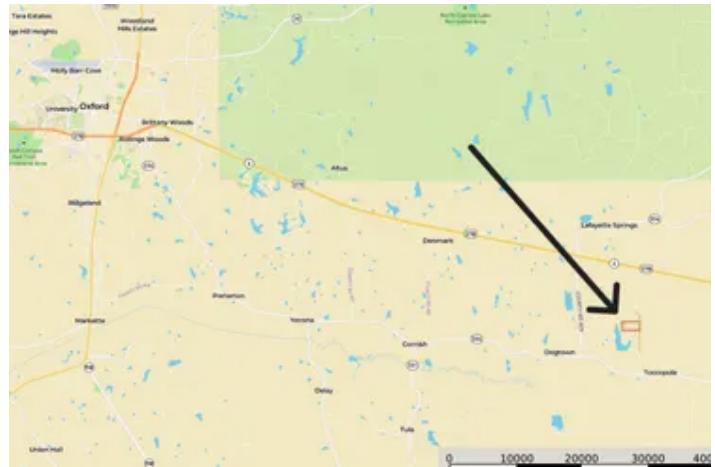
Licensed in MS and AR

Office: [662-495-1121](tel:662-495-1121)

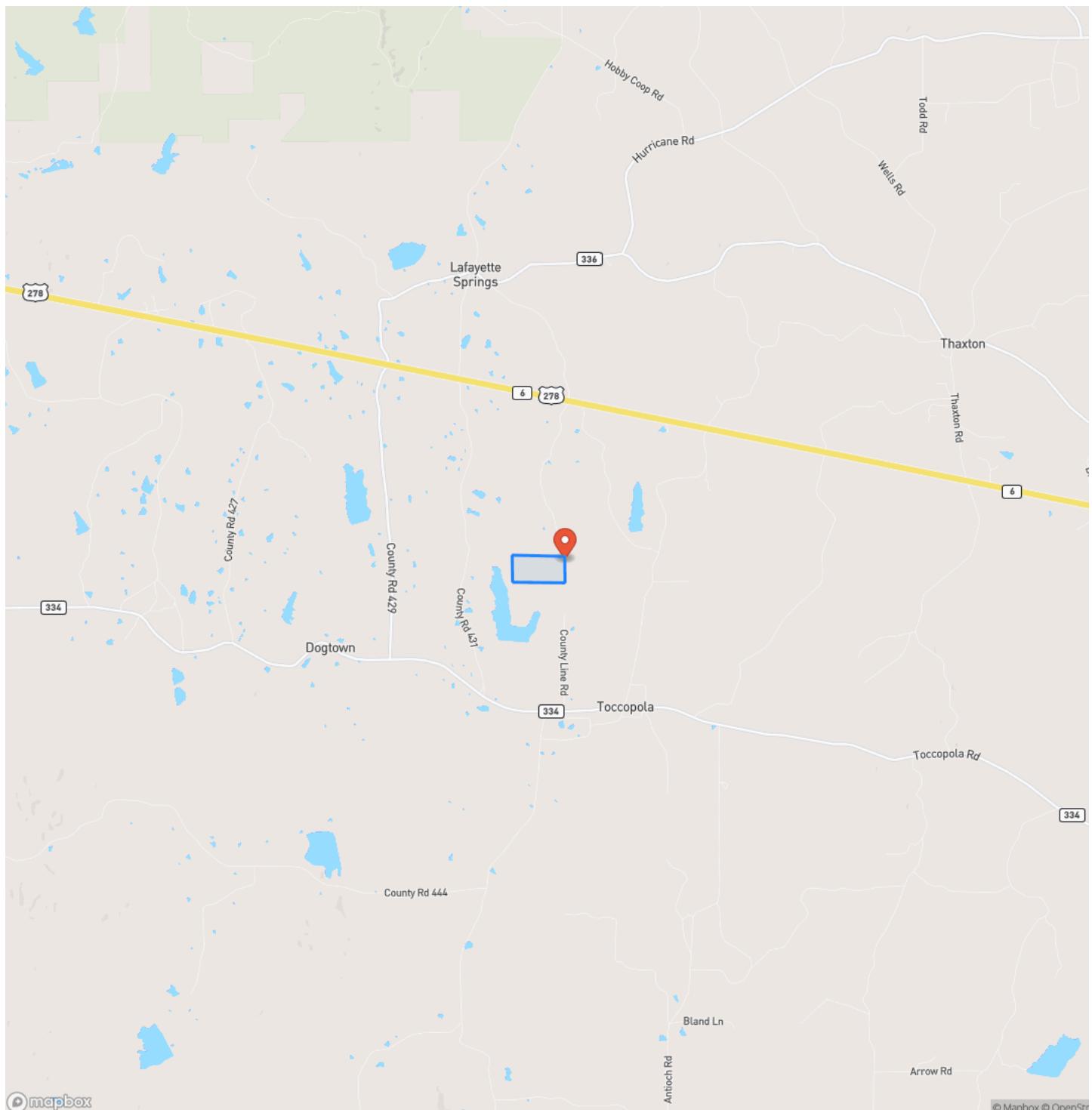
Cell: [662-295-7447](tel:662-295-7447)

Email: hmccool@mossyoakproperties.com

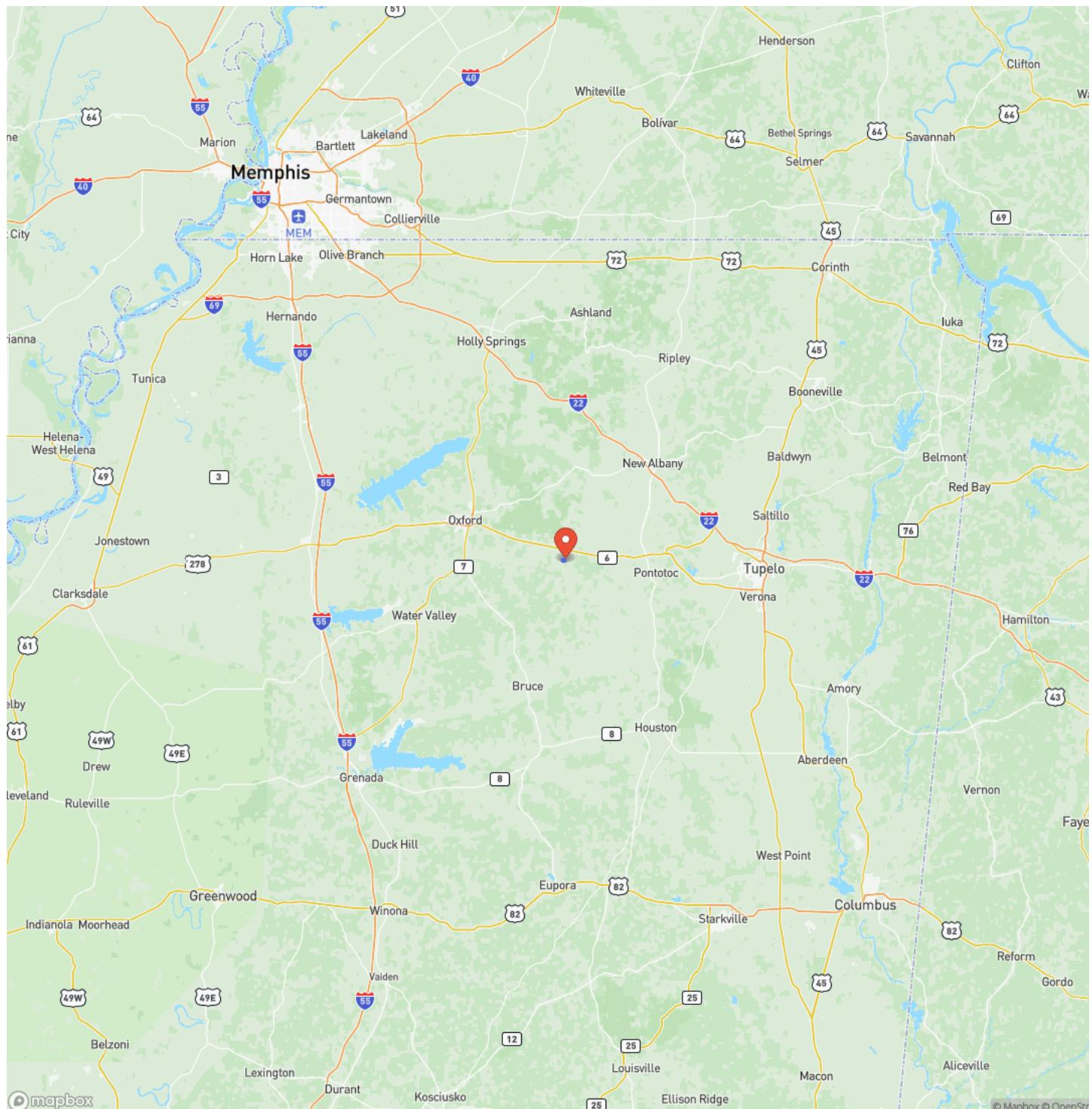
Coles Creek 79.5 Acres
Thaxton, MS / Lafayette County



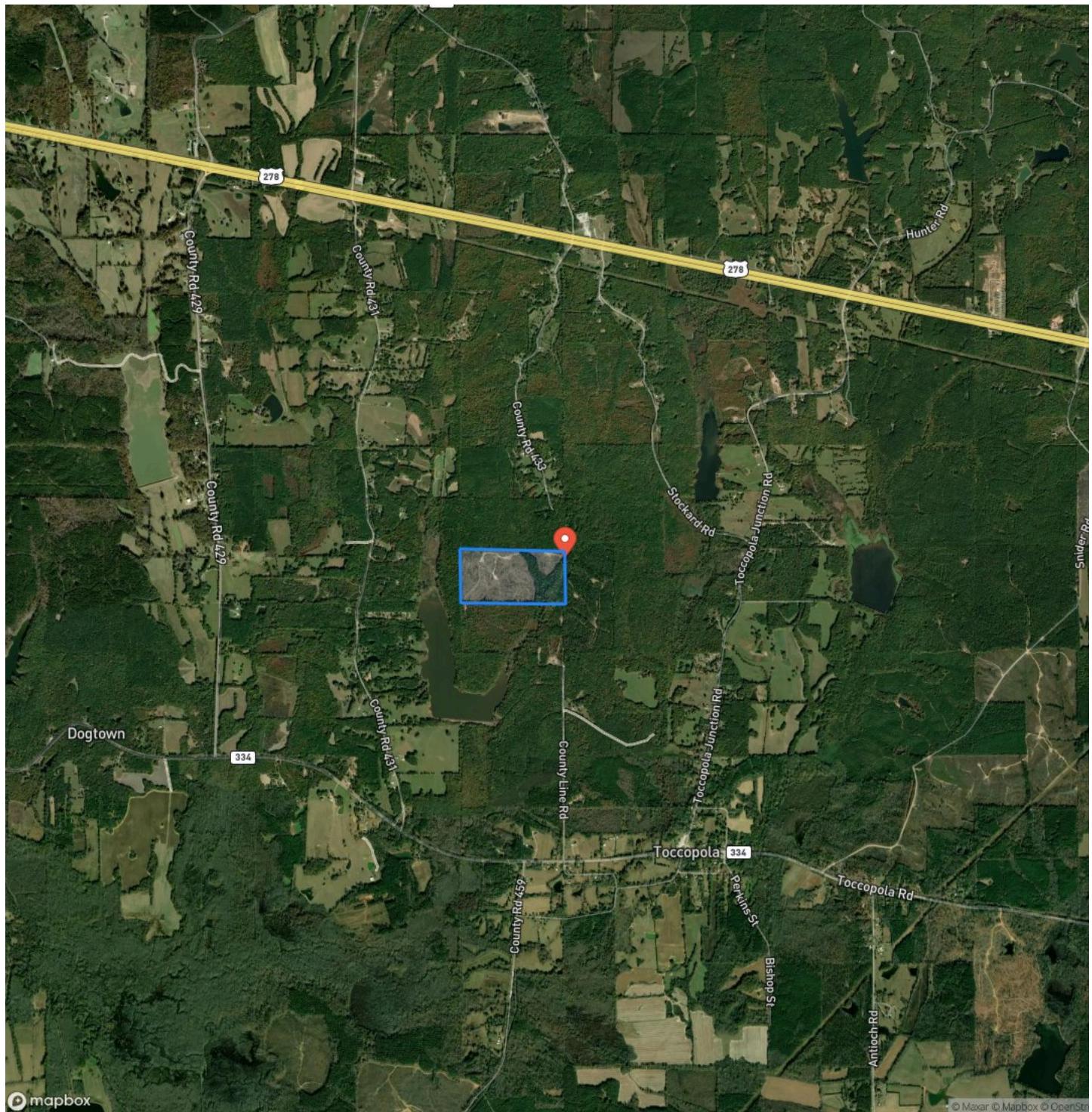
Locator Map



Locator Map



Satellite Map



Coles Creek 79.5 Acres Thaxton, MS / Lafayette County

LISTING REPRESENTATIVE
For more information contact:



Representative

Hunter McCool

Mobile

(662) 295-7447

Office

(662) 495-1121

Email

hmccool@mossyoakproperties.com

Address

108 Lone Wolf Drive

City / State / Zip

Madison, MS 39110

NOTES



MORE INFO ONLINE:

MossyOakProperties.com

NOTES

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
5795 Highway 45 Alt S
West Point, MS 39773
(662) 495-1121
MossyOakProperties.com
