

0.80± Acres

Residential Lot

Tishomingo County, MS



\$25,000



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TomSmithLandandHomes.com

Office: 662.268.6333

Property Information

Location:

- Lot 31, The Woodlands of River Trace, Union Harbor Resort, Iuka, MS

Coordinates:

- 34.9978, -88.1384

Property Use:

- Residential

Property Highlights

- 0.80± Wooded Acres
- Gated Community
- Public Water, Electricity, Gas, & Sewer
- Easy Access to Boat Ramp & Marina



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TOM WISEMAN
ASSOCIATE BROKER

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TWiseman@TomSmithLand.com

**A Real Estate Expert
You Can Trust!**



The Property

0.80± Acres

Discover Lot 31 in The Woodlands at River Trace, located within the Union Harbor Resort in Tishomingo County, MS. This serene, 0.80± acre wooded residential lot is ideally situated at the end of a cul-de-sac in a gated community, offering both privacy and access to utilities. Enjoy the beauty of nature and the convenience of nearby Pickwick Lake. It's the ideal spot to build your dream home or weekend retreat.



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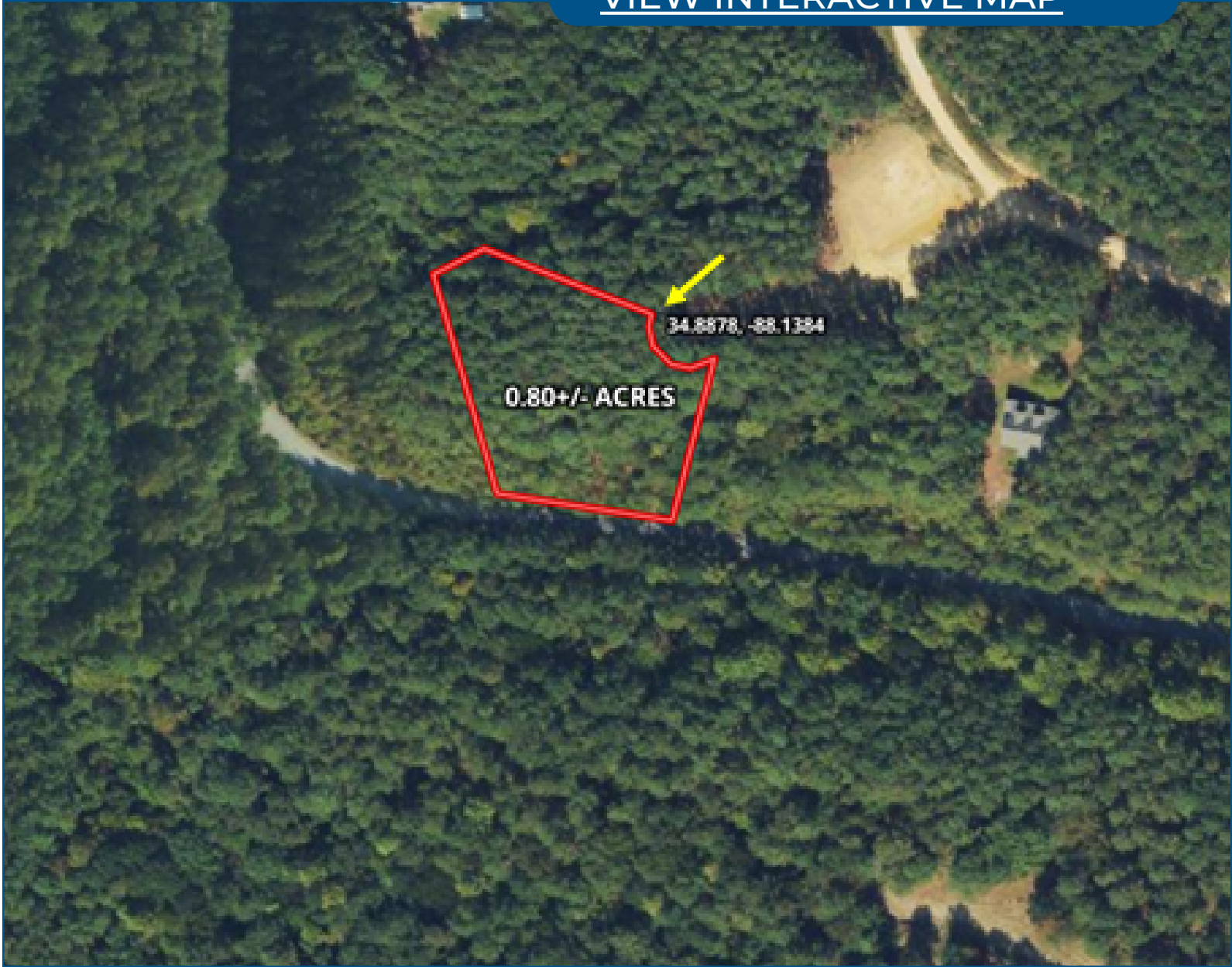
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Aerial Map

[VIEW INTERACTIVE MAP](#)



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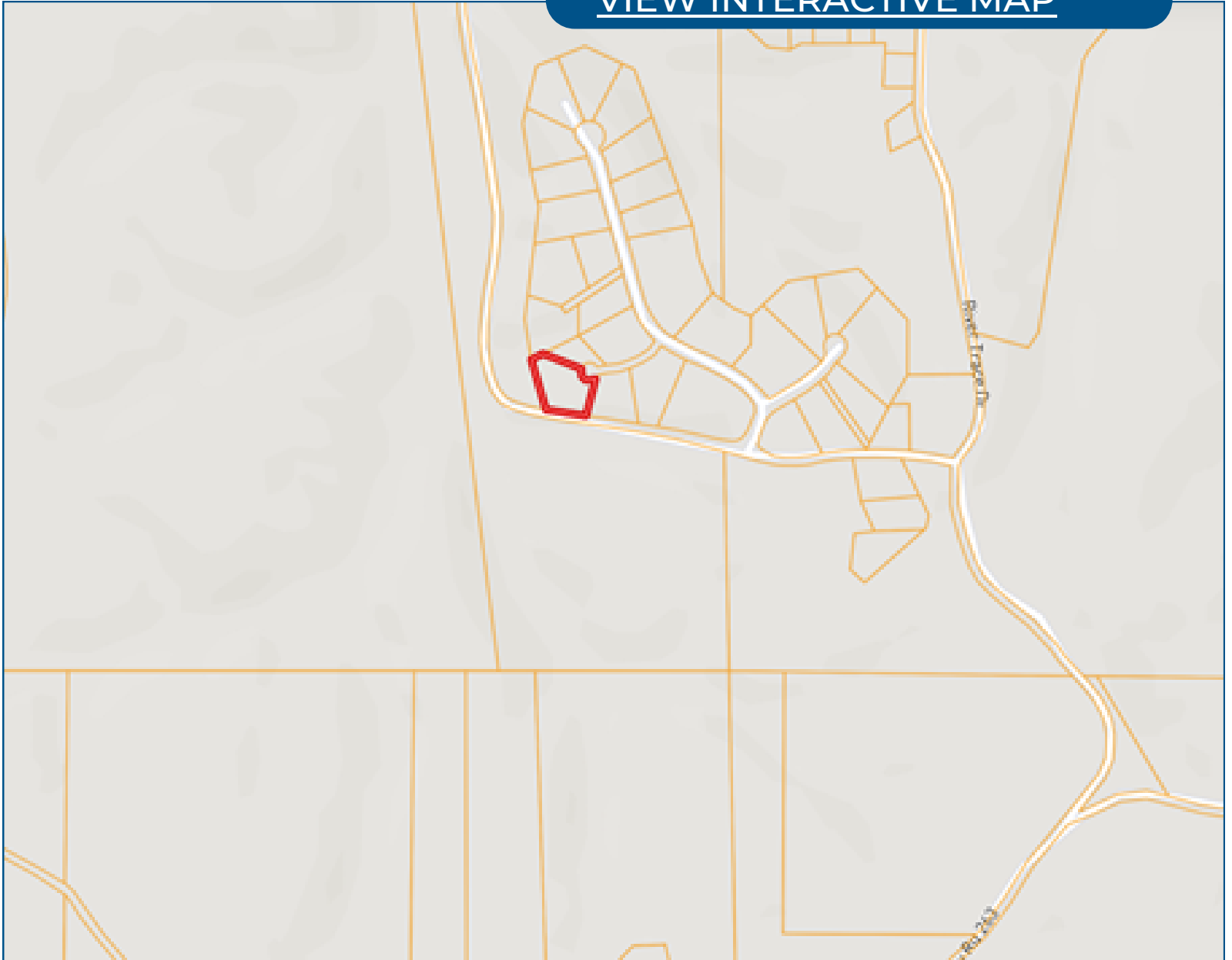
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Ownership Map

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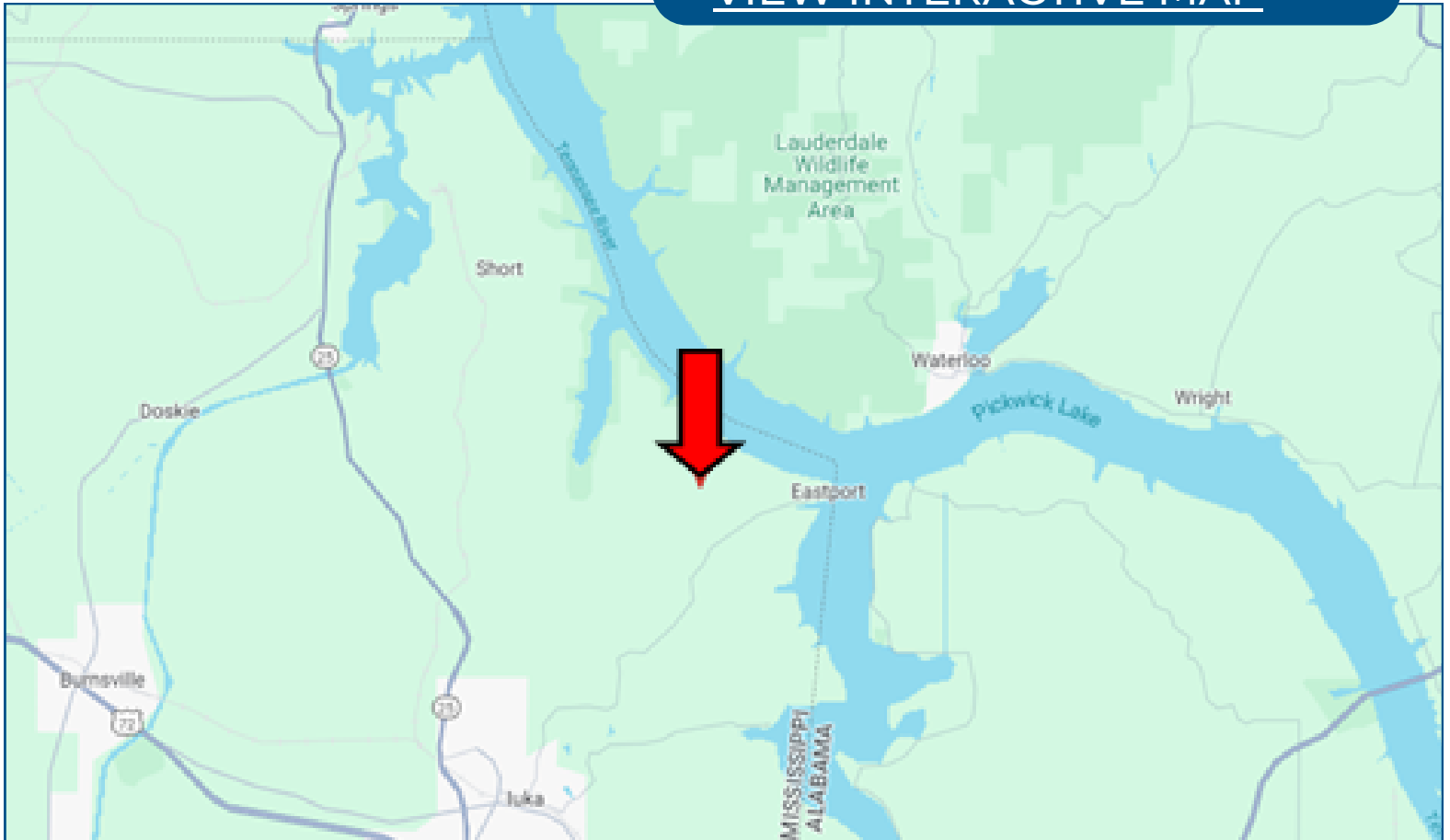
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Directional Map

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Directions from the intersection of Hwy 72 and Hwy 25 in Iuka, MS: Travel north on Hwy 25/Veterans Memorial Drive for 0.7 miles. Turn right onto Battleground Dr. and travel 1 mile. Turn right onto W Quitman St. and travel 0.9 miles. Turn left onto Spring St. and travel 0.1 mile. Turn right onto E Eastport St. and travel 1.5 miles. Continue onto CR 956 and travel 4.4 miles. Turn left onto CR 56 and travel 0.5 miles. Turn right onto CR 263 and travel 0.5 miles. Continue straight onto River Trace Dr for 0.3 miles. Turn left onto Marina Trace Dr. After 0.3 miles, the property will be on the right.

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Listing Agent



TOM WISEMAN ASSOCIATE BROKER

Certified Appraiser & Registered Forester

Tom has lived in New Albany all his life. He graduated from Mississippi State University in 1985 with a BS in Forestry and is a Registered Forester and Certified General Appraiser. He retired from the Right of Way Division of the Mississippi Department of Transportation in 2014 with 29 years as a staff appraiser, review appraiser, and forester.

Tom and his wife, Veronica, are active within The First Baptist Church New Albany. Tom is an avid outdoorsman and is involved with the Trail Life USA Troop MS-356. His outdoor activities also include hunting, fishing, bicycling, and golf. With a passion for the outdoors and being raised on the land, he is the perfect choice to assist you in finding the ideal place for your family's next home or tract of land.

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**CALL TOM WISEMAN
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