

Potential Homesite

8.4± Acres

Ackerman, MS 39735



\$30,000



Expect More. Get More.

**BRAD
PALMERTREE**
REALTOR®

Office: 662.268.6333

Cell: 662.614.1071

Brad@TomSmithLand.com

**A Real Estate Expert
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TomSmithLandandHomes.com

Office: 662.268.6333

Property Information

Location:

- Ackerman, MS

Property Use:

- Recreational, potential homesite

Coordinates:

- 33.33590, -89.18115

Property Highlights

- 8.4± Acres
- A small creek runs across the property
- Potential homesite in the back
- 1 Mile from Ackerman, MS

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The Property

8.4± Acres

Located just 1 mile north of Ackerman along Highway 15, this peaceful 8.4± acre tract offers an excellent opportunity to build your dream home in a convenient yet private setting. A clearing toward the rear of the property provides a natural homesite surrounded by scenic views of mature timber and a beautiful creek, while the property's layout offers a sense of privacy and separation from the highway. The property is located within the Choctaw County School District and has utilities available at the road, making it a convenient option for those looking to build. An established road provides access from Highway 15 to the back of the property and crosses the creek near the center of the tract. The land features approximately 20-year-old pine timber, along with a mix of hardwoods in the northeast corner, adding to the property's natural beauty and appeal. A gas pipeline crosses just inside the southwest corner along the Highway 15 frontage and should be considered when planning the placement of any future improvements. If you're looking for a manageable acreage tract with a convenient location, natural beauty, and the potential to create a private country homesite just minutes from Ackerman, this property is worth a look.



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The Property

8.4± Acres



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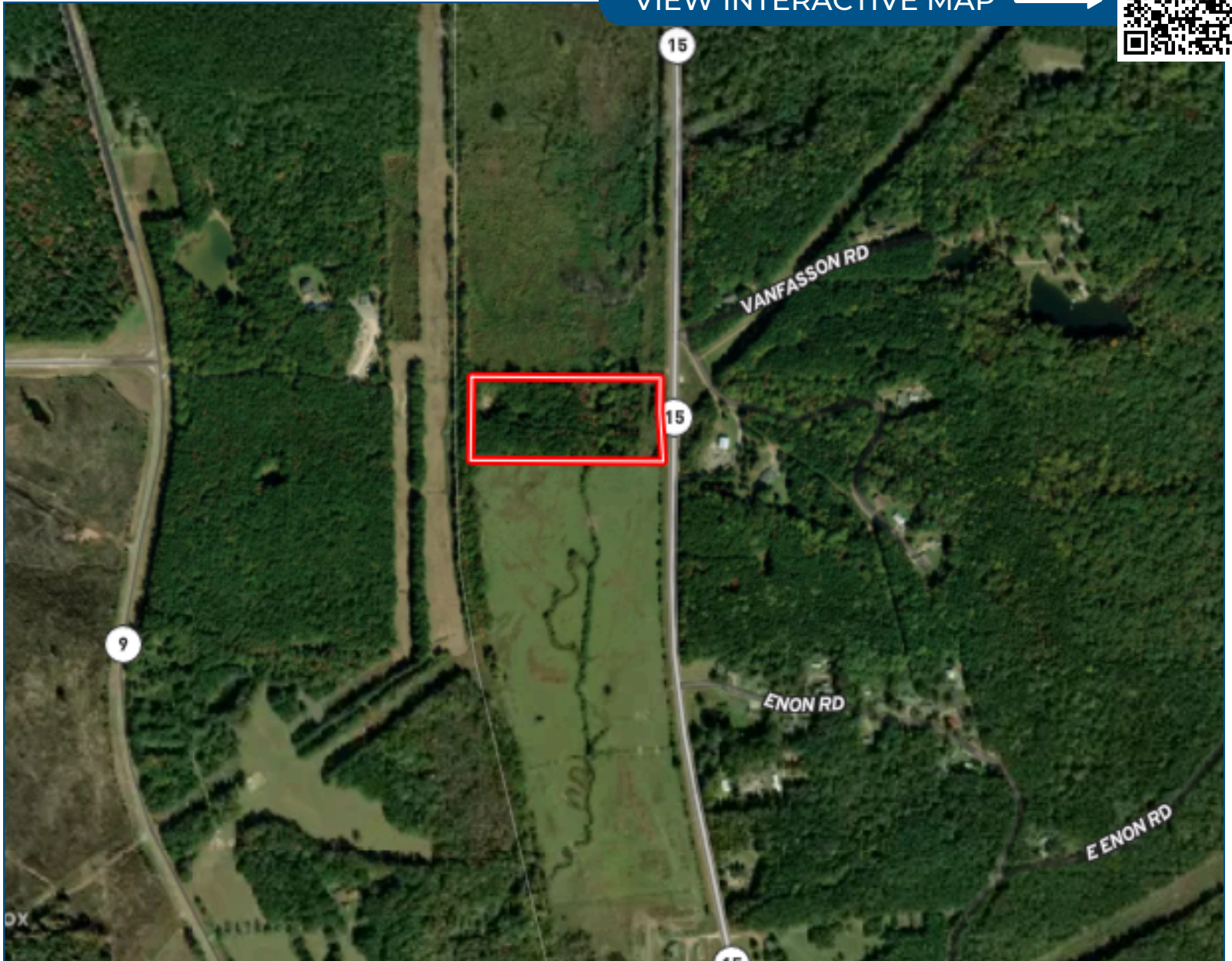
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Aerial Map

VIEW INTERACTIVE MAP →



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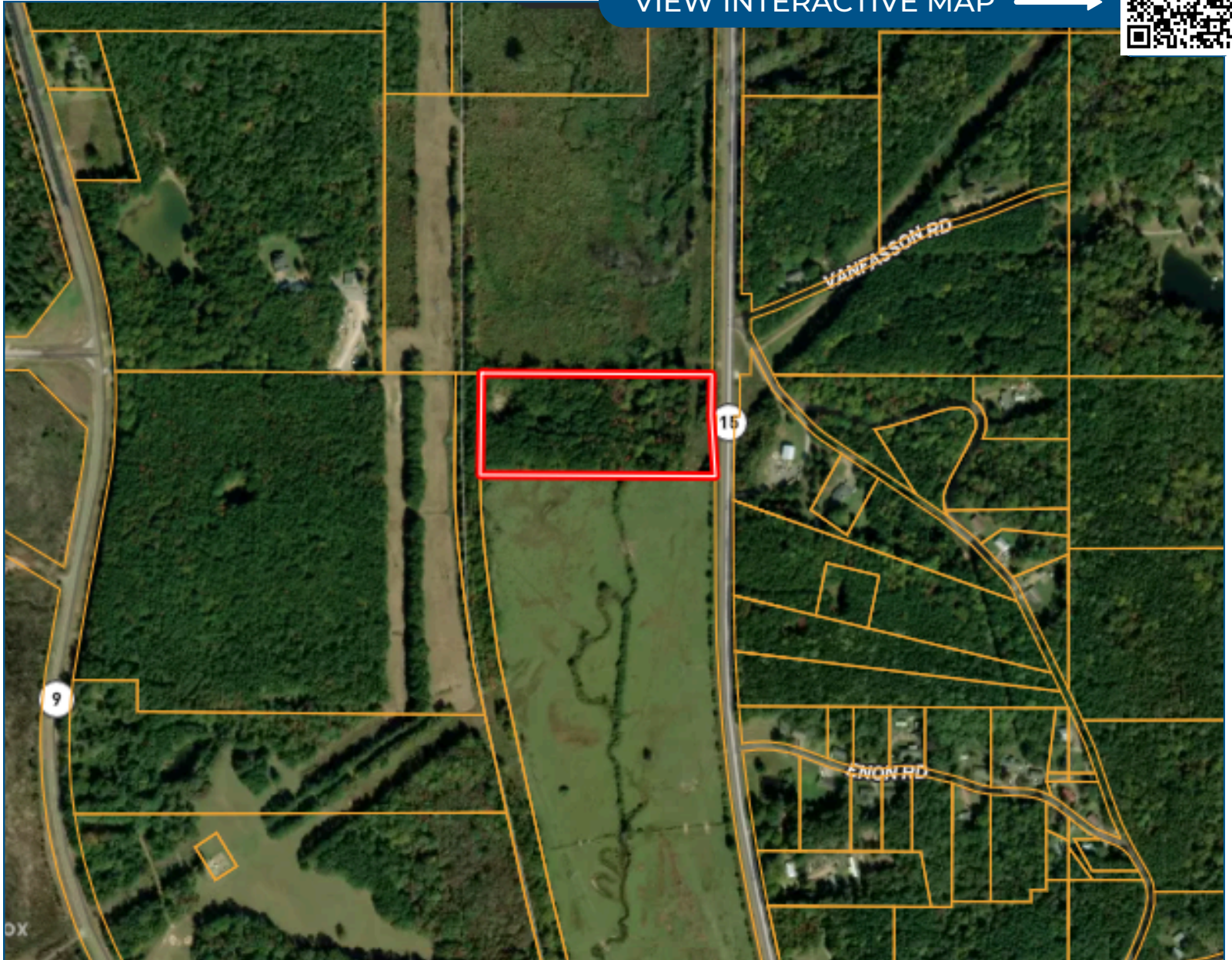
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Ownership Map

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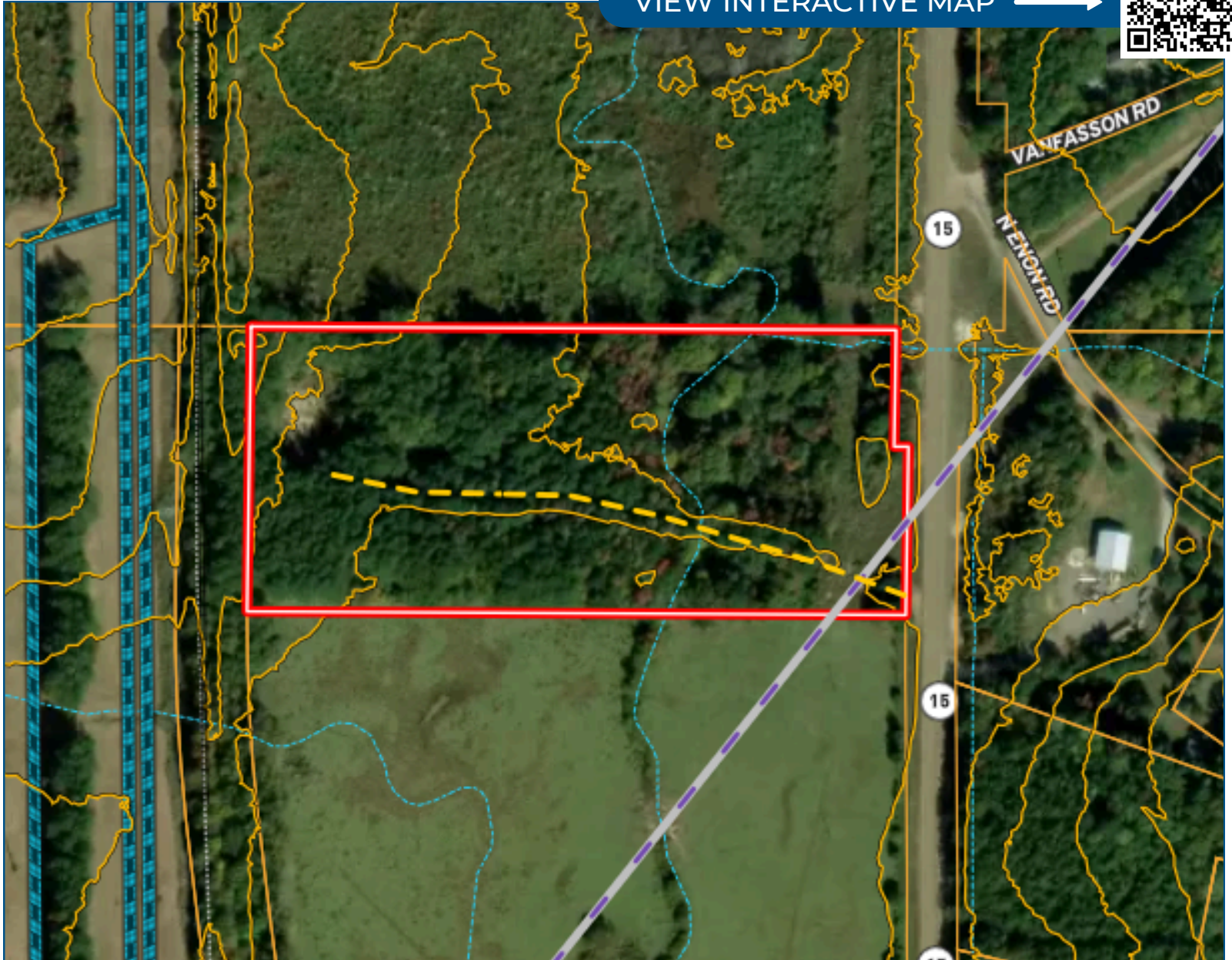
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Topo Map

[VIEW INTERACTIVE MAP](#) →



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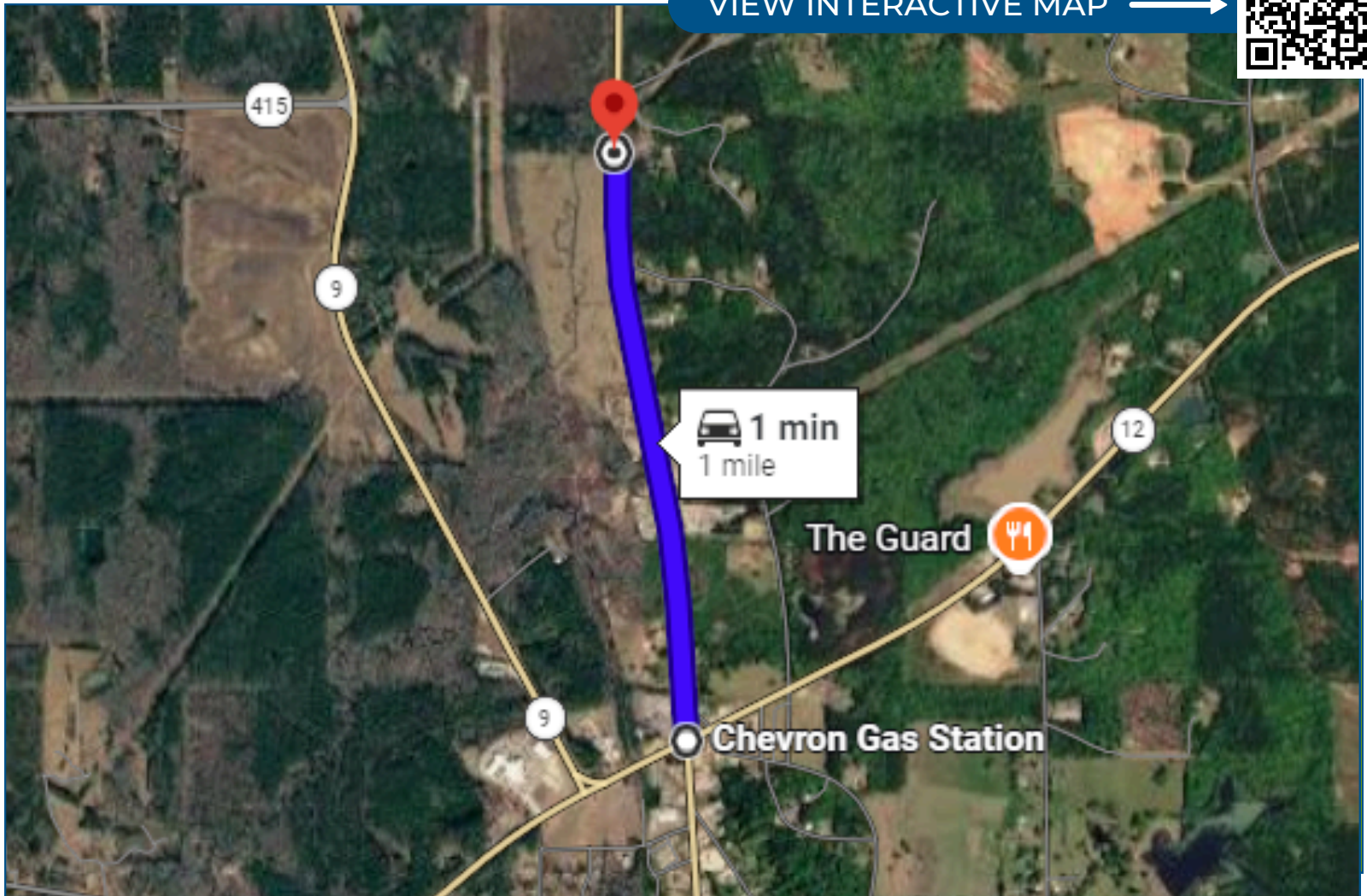
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Directional Map

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From the intersection of Highway 15 and Highway 12, head North on Highway 15 for 1 mile, and the property is on the left.

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