

11.83± ACRES
WAYNE COUNTY, MS
\$48,000



SMALLTOWN
HUNTING PROPERTIES
& REAL ESTATESM

OFFICE (769) 760-0005

THE WAYNE 11.83

PROPERTY PROFILE

LOCATION:

- Wayne County, MS
- Pine Grove Road Frontage
- 20± Miles South of Waynesboro
- DeSoto National Forest Frontage

COORDINATES:

- 31.559469, -88.848181

PROPERTY USE:

- Hunting
- Cabin/Home Site

PROPERTY INFORMATION:

- 11.83± Acres
- County Road Frontage
- Gently Rolling Terrain
- Young Natural Mixed Timber
- Power and Water Nearby

TAX INFORMATION:

- 2023 - \$50 Estimated
- Part of 203-24-00000200



DENNIS WEST | MANAGING BROKER
C: 601-248-4396 | dennis@smalltownproperties.com

HUNTER WADLEY | LAND SPECIALIST
C: 601-410-1992 | hunter.wadley@smalltownproperties.com

2121 5th St., Ste 206 - Meridian, MS 39301 | O: 769-760-0005 | smalltownproperties.com Information is believed to be accurate but not guaranteed.

WELCOME TO THE WAYNE 11.83

HAVE YOU BEEN SEARCHING FOR A SMALL ACREAGE TRACT, IN THE HEART OF THE DESOTO NATIONAL FOREST, TO BUILD A HOME, START A MINI FARM OR GET AWAY FROM THE BIG CITY? This 11.83± acre property is nestled in Wayne County, MS approximately 20 miles south of Waynesboro and offers frontage on Pine Grove Road and cabin/home sites! The property make-up consists of gently rolling terrain with some scattered trees. Bordering the National Forest gives you access to thousands of acres of public hunting and unlimited recreation potential. Public fishing is less than a half mile away on Thompson Creek. Utilities are available at the road. A survey is required. Conveniently located near Laurel and Hattiesburg, this property is worth considering! Additional acreage is available.

**Contact Dennis West or Hunter Wadley
today to schedule a private showing.**

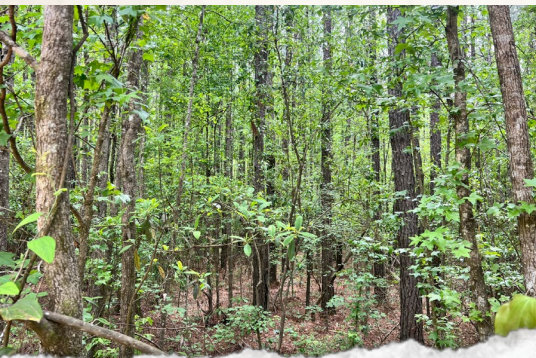


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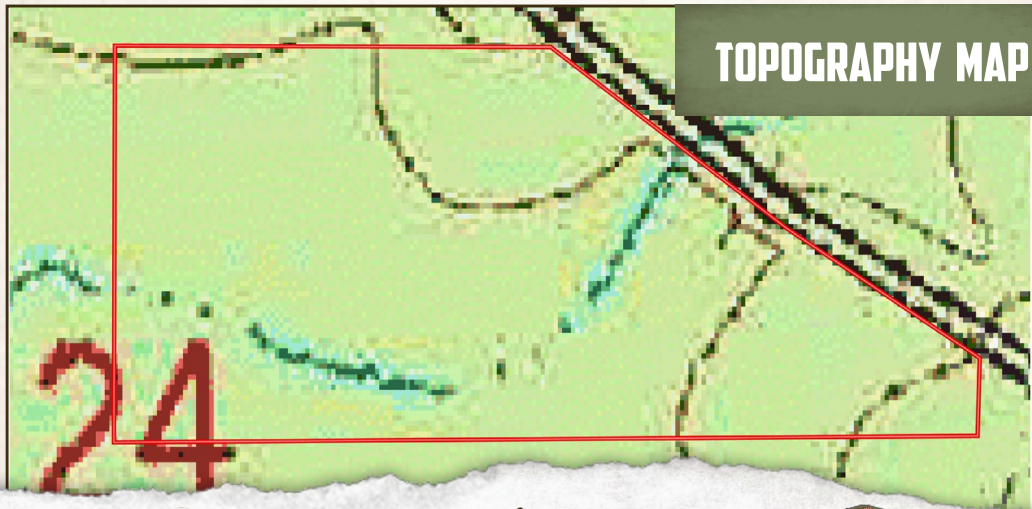
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land id. LINK



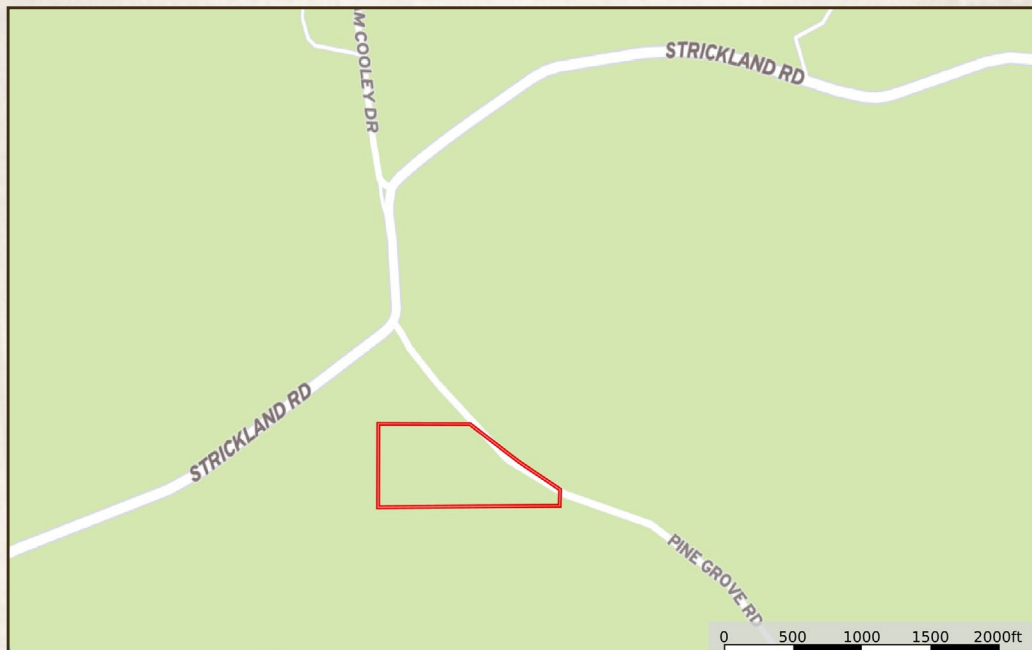
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Directions from Waynesboro, MS:
Travel south on Hwy 63 to Strickland Road on the right. Turn right and continue for approximately 6.5 miles to Pine Grove Road. Turn left and the property will be on the left.

[LINK TO GOOGLE MAP DIRECTIONS](#)



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