

**78.26± Acres in Madison County, MS**

**\$1,811,720**



**SMALLTOWN**  
HUNTING PROPERTIES  
& REAL ESTATE<sup>SM</sup>

769.888.2522 office



# Property Profile

## The Madison 78.26

### Location:

- Highland Hills Lane, Flora, MS 39071
- Madison County, MS
- Approximately 4 ½ Miles Southeast of Flora City Limits
- 13± Miles West of Madison

### Coordinates:

- 32.530471, -90.272626

### Property Information:

- 78.26± Total Acres in The Highlands
- 57± Acres of Hardwood-Pine Mix
- 17± Acres of Rolling Pasture
- Frontage on a 20± Acre Shared Lake
- Multiple House Sites
- Accessed by a 20' Deeded Easement
- 2,500 SF Minimum Build

### Property Use:

- House Site
- Investment
- Recreational

### Tax Information: 2022- Approximately \$327.00

- Parcel #1: Part of 051F-14-007-25-00
- Parcel #2: Part of 051F-23-011-19-00



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**BARRY HOLT**

LAND SPECIALIST

C: 601-613-2288

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[barry@smalltownproperties.com](mailto:barry@smalltownproperties.com)

4848 Main St. - Flora, MS 39071

[smalltownproperties.com](http://smalltownproperties.com)

Information is believed to be accurate but not guaranteed.



Welcome to The Madison 78.26 located in The Highlands, a gated community just 4.5 miles southeast of the town of Flora and 13± miles west from Madison the City. This Madison County property features 78.26± acres of spectacular views offering the opportunity to hunt, build, fish...the options are endless! The land make-up consists of approximately 59 acres of hardwood and pine mix, 19± acres of rolling pasture and 2.5± acres of frontage on the shared lake of The Highlands. There are multiple home sites and plenty of room to create a mini-farm. If you need storage, use the space to construct a barn or shop. Protective covenants are in place with a minimum of 2,500 heated/cooled square foot requirements to build. For recreational purposes, enjoy the wildlife that call the timber home or fish in the stocked lake. If you are interested in country living without being too far off the grid, contact Barry Holt for a private showing of the Madison 78.26.



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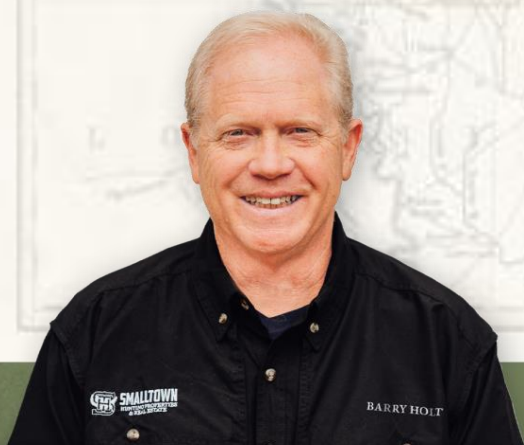
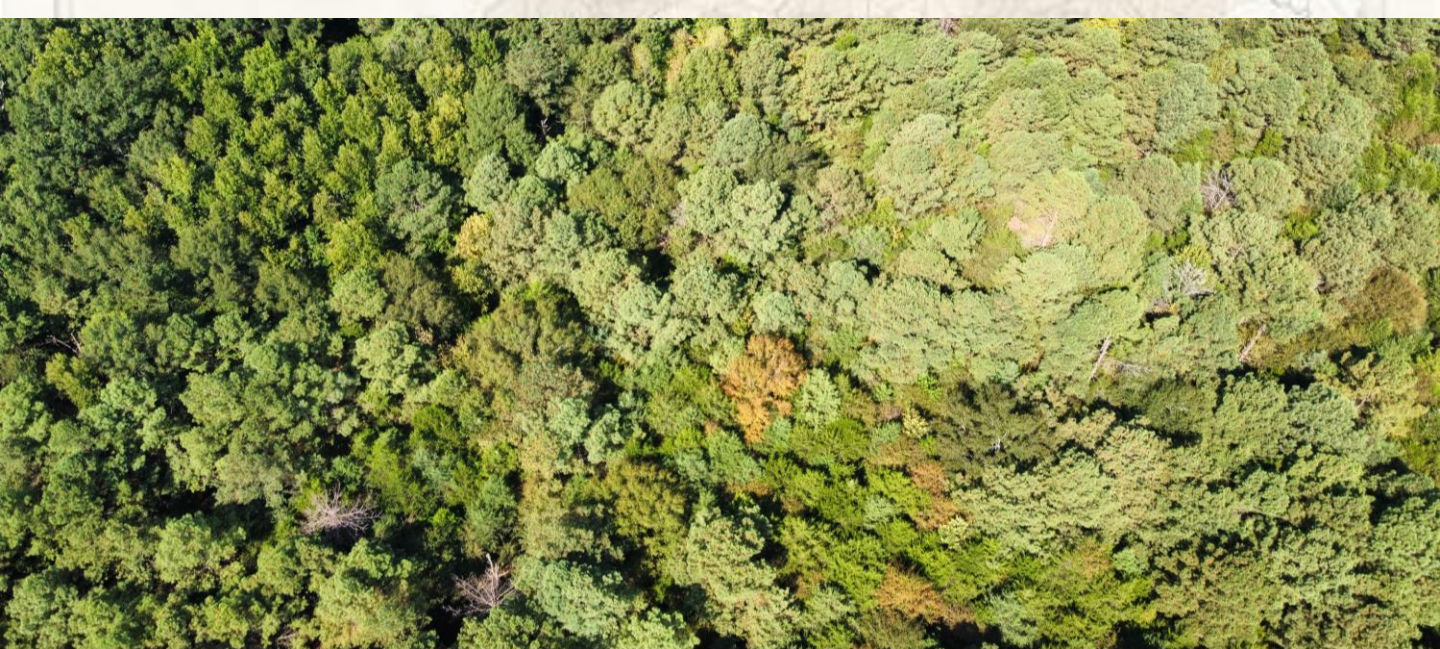
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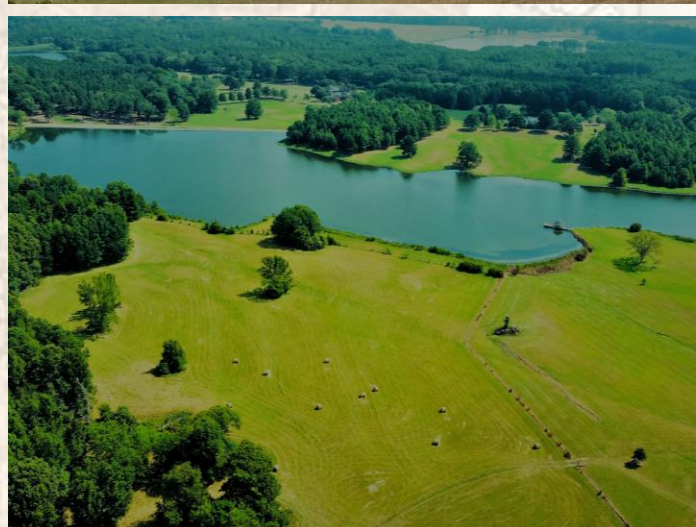
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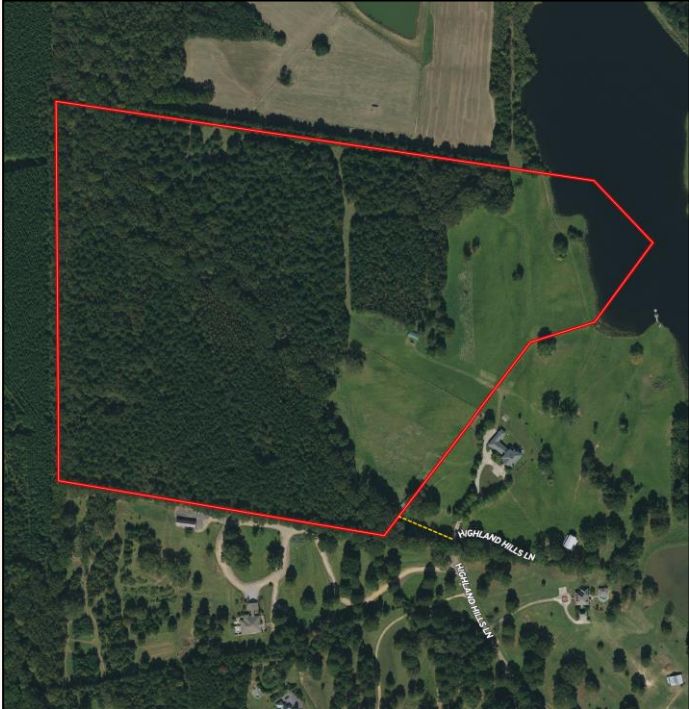
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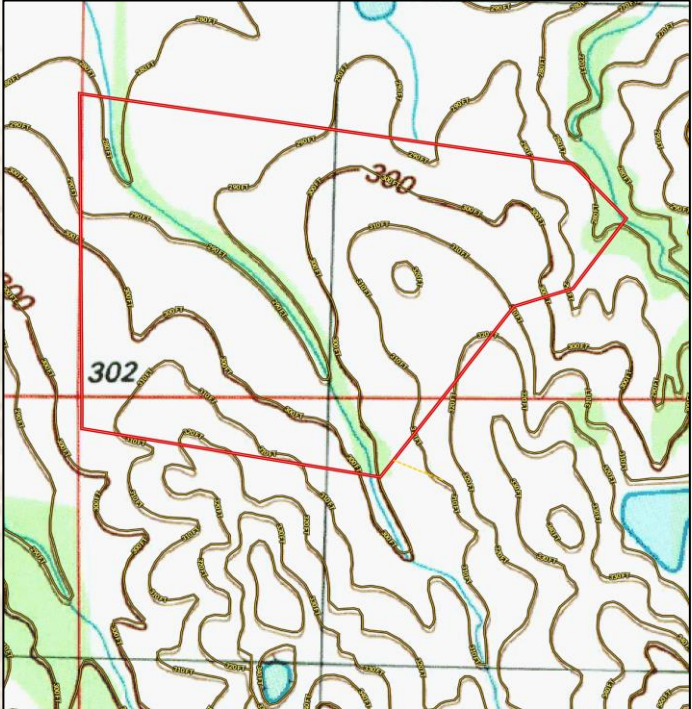
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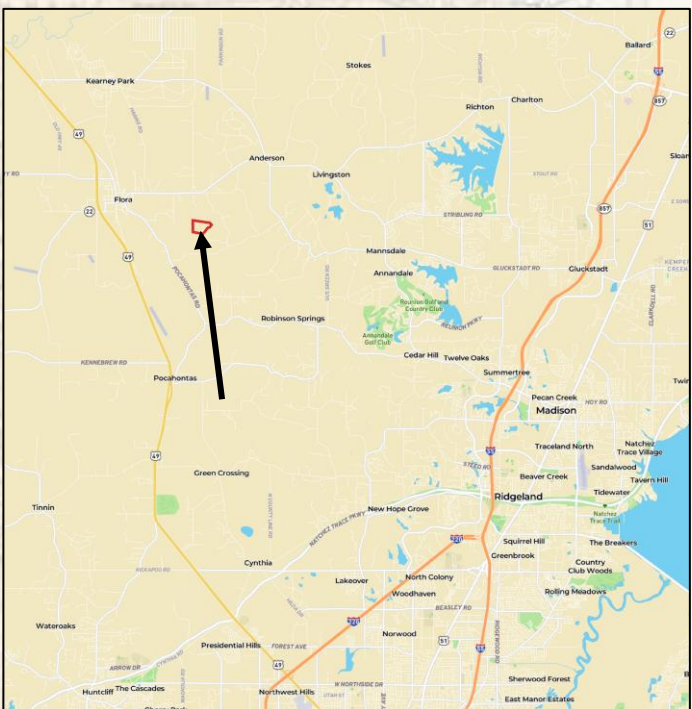
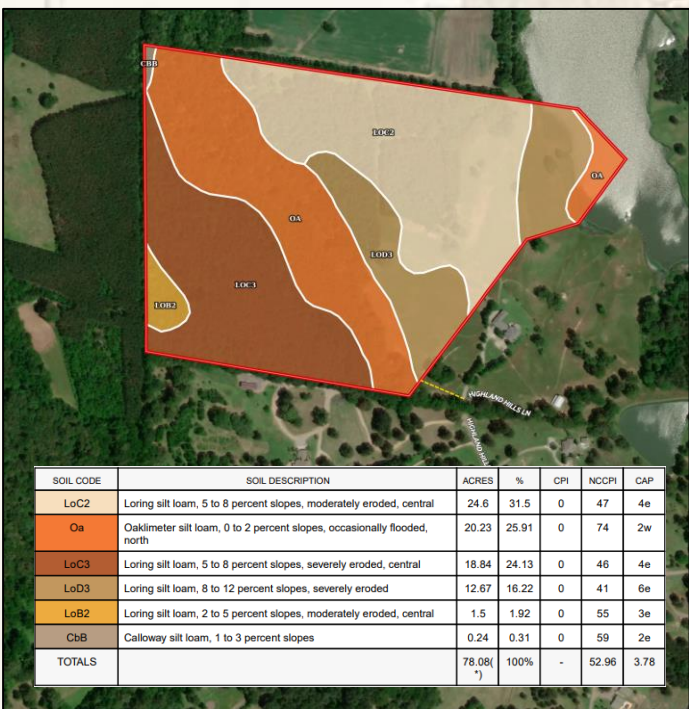




Land ID Link



Google Map Link



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