

A HOME ON 9± ACRES ATTALA COUNTY, MS

\$129,500



SMALLTOWN
HUNTING PROPERTIES
& REAL ESTATESM

OFFICE (769) 760-0005

THE ATTALA 9

PROPERTY PROFILE

LOCATION:

- 2279 County Road 2124
McCool, MS 39108
- Attala County
- County Road Frontage
- 7± Miles S of French Camp
- 16.8± Miles NE of Kosciusko
- Located on a Dead-End Road

COORDINATES:

- 33.21532, -89.43567

PROPERTY USE:

- Residential
- Potential Mini-Farm
- Hunting Camp

PROPERTY INFORMATION:

- 9± Acres
- 1,347± SqFt Home
- 2 Bedroom/1 Bath
- 308± SqFt Carport
- 168± SqFt Covered Back Deck
- 384± SqFt Storage Building
- Towering Oaks

TAX INFORMATION:

2023 - \$427.59

- Parcel 0207-250-0011000



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DEREK EAVES

LAND SPECIALIST

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2121 5th St., Suite 206 - Meridian, MS 39301

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Information is believed to be accurate but not guaranteed.

WELCOME TO THE ATTALA 9

DISCOVER A PEACEFUL RETREAT ON ATTALA COUNTY ROAD 2124! This is a perfect getaway if you are looking for a secluded home, hunting camp, or a place to start your own mini-farm. A cozy 1,347± square foot home, offering two bedrooms and one bath, is situated on 9± acres of picturesque land in Attala County, MS. Surrounded by towering oaks and a natural draw running through the property, imagine stepping outside to enjoy your mornings on the 168± square foot covered deck, ideal for sipping coffee, grilling with friends, or simply relaxing in the quiet countryside. The home features a spacious, 308± square foot carport providing ample covered parking, while a 24'x16' storage building offers plenty of room for tools, equipment, or hobbies. The west side of the house boasts a large open yard, perfect for outdoor activities, gardening, or creating your dream outdoor space. Whether you're seeking privacy, nature, or a versatile property with room to grow, this hidden gem has endless potential.

If you are looking for a home in the country, consider making 2279 Attala Road 2124 your new address! French Camp is roughly seven miles away and Kosciusko is just over 16 miles away.

**To schedule a private showing of
this property, call Derek Eaves today.**



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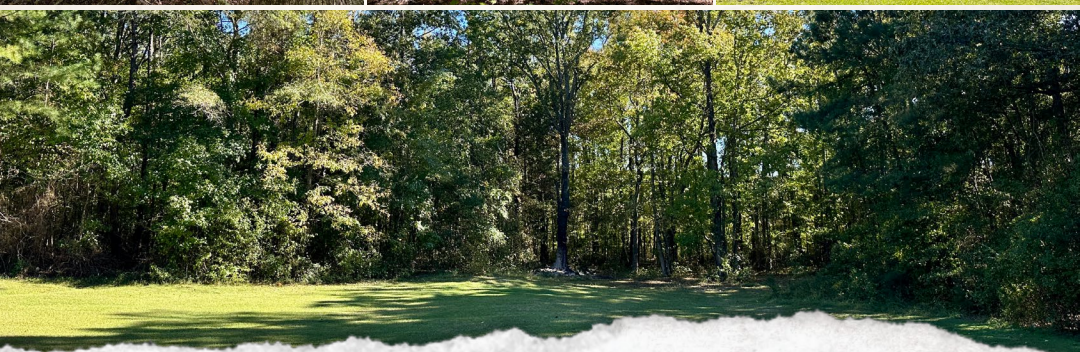
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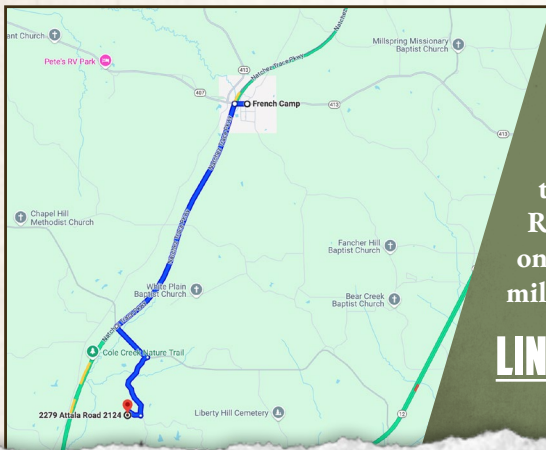
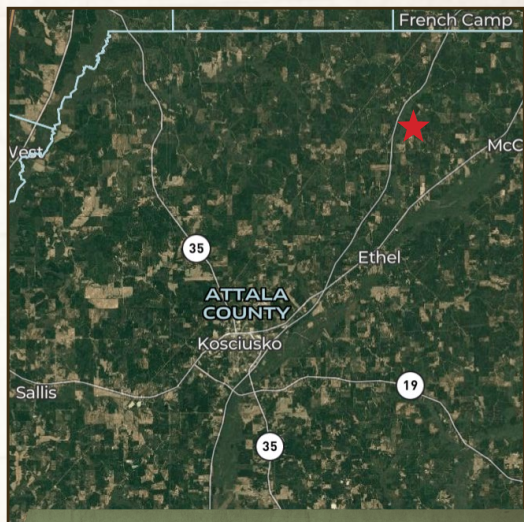
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land id. LINK



Directions from French Camp, MS:
Travel west on MS-413 North for 0.2 miles. Turn left onto the Natchez Trace Parkway and travel 4.5 miles. Turn left onto County Road 3122 and travel 0.8 miles. Turn right onto Allen Road and travel 1.2 miles. Turn right onto County Road 2124 and travel 0.3 miles to the property and sign on the left.

LINK TO GOOGLE MAP DIRECTIONS



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