

ALBERT— KEMPER COUNTY, MS

Sixty-six acres with some promising features! The hilly terrain and low bottom area suitable for pond and lake construction offer various possibilities for land use and development. The availability of utilities to the south is a definite plus for potential development projects. The mix of pine plantation and hardwoods adds to the land's value and diversity. The seven year old pine plantations can provide a future source of timber income, while hardwoods in the Streamside Management Zone contribute to biodiversity and can offer aesthetic value. Considering the property fronts Highway 45, it could be attractive for commercial or industrial development, depending on local zoning regulations and market demand. Located just six miles north of the Meridian Naval Air Station and 20 miles from the Meridian City Limits.

\$2000 per acre / \$131,700.00

Contact:

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"Guiding Your Land Decisions for Over 60 Years"

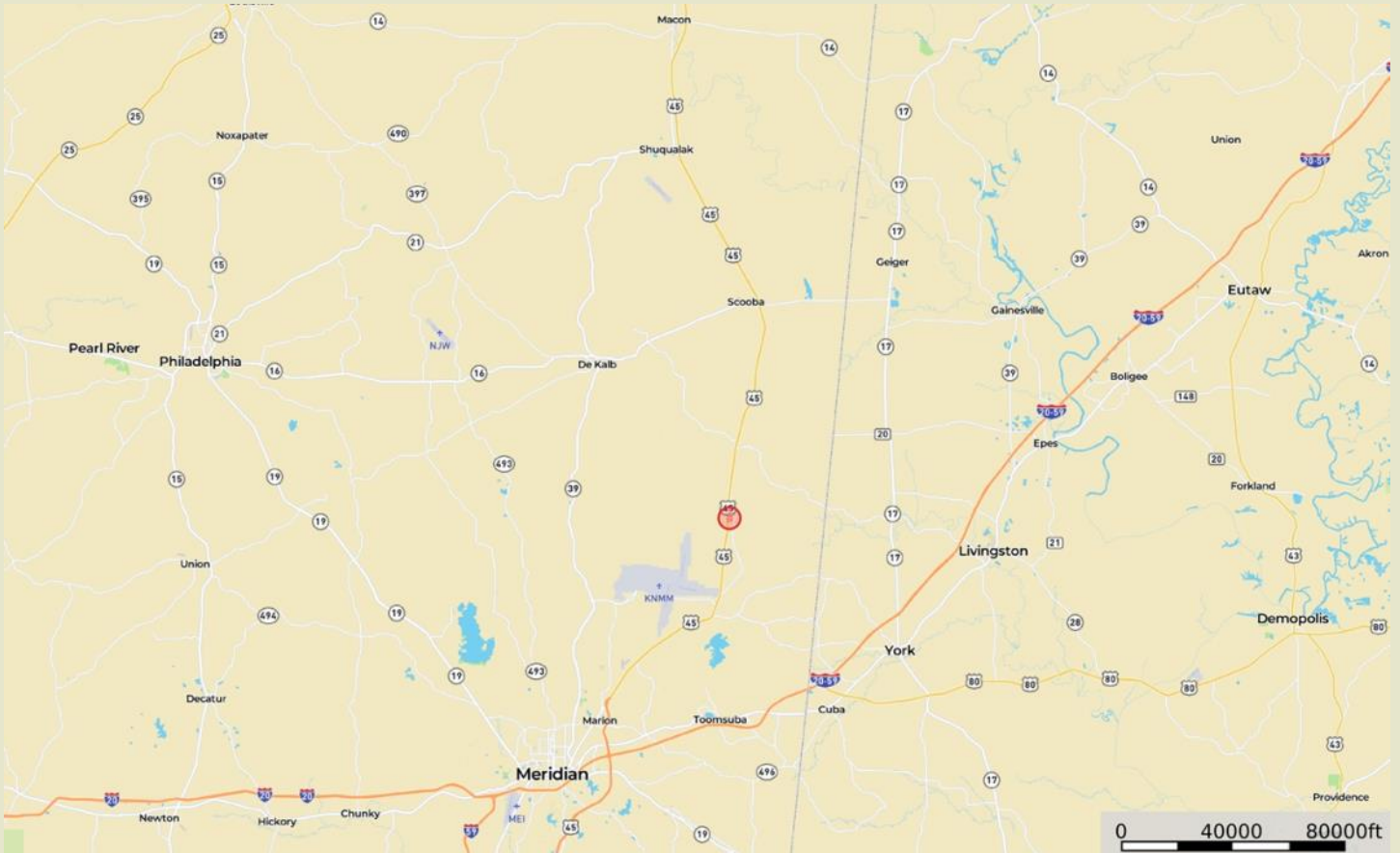
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601-856-2720 • www.SartainsHeritage.com

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