

55+/- Acre Recreational Tract

Choctaw County, MS



\$123,750

This nice 55+/- acre tract in Choctaw County, MS, is located approximately 4 miles north of Ackerman. This tract features mixed mature timber with internal trails. There is potential for a cabin or homesite. Utilities are located on paved Hwy 790, where the entrance to the property is. There is a seasonal creek located along the southeast boundary. These features make for a very nice hunting and recreational tract. Don't wait; call today to view this property.

Directions: From the intersection of Hwy 9 and Hwy 15 in Ackerman, travel north 3.7 miles on Hwy 9. Turn right onto Hwy 790, travel .7 miles and the property will be on the right.

[Google Maps Link](#)



Call me today!

MICHAEL COOPER, REALTOR®
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135 Jefferson Street | Starkville, MS 39759



TomSmithLandandHomes.com

Information is believed to be accurate but not guaranteed.



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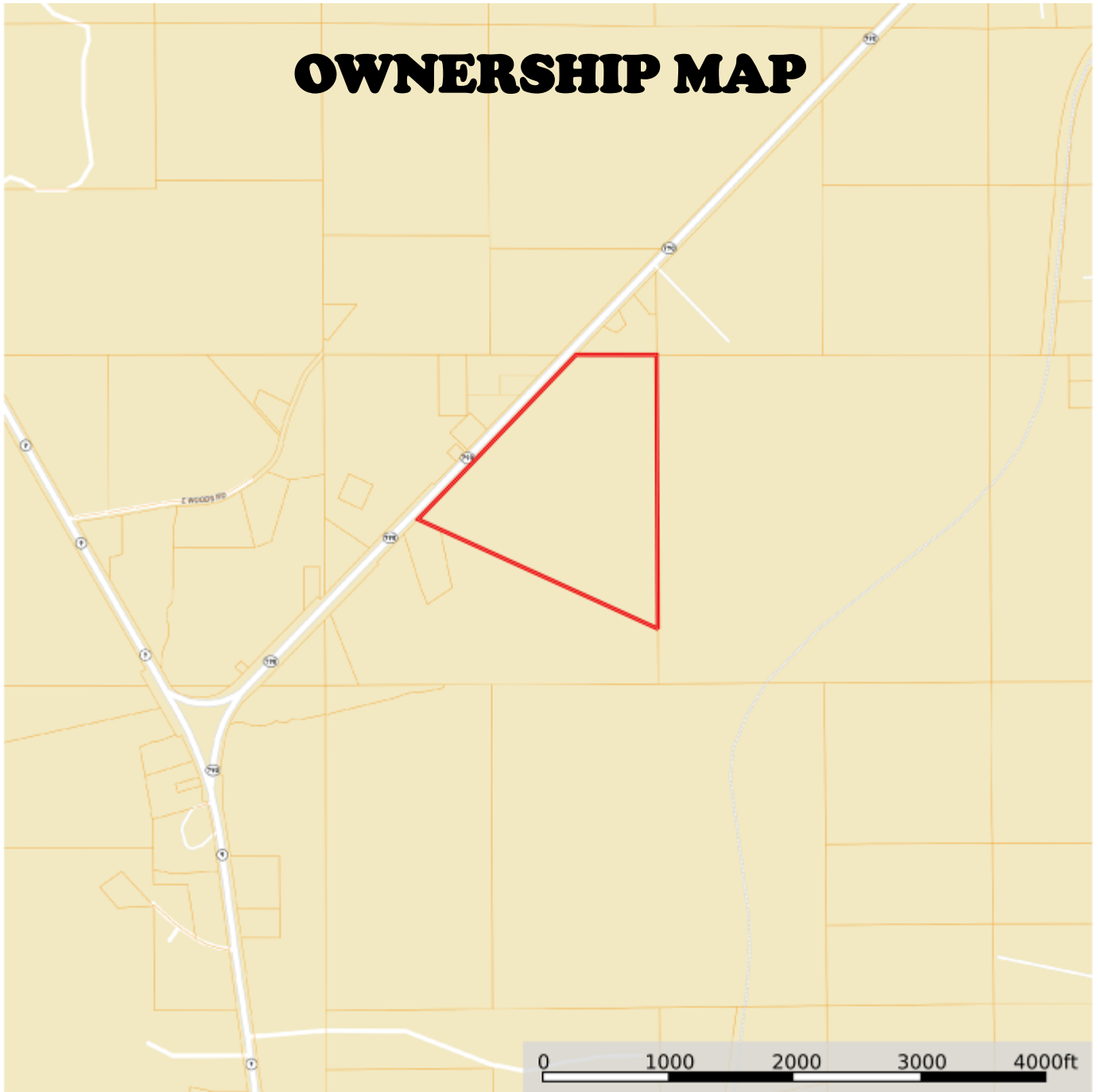
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OWNERSHIP MAP



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AERIAL MAP

[Interactive Map](#)

33.3793
-89.1869

55+/- ACRES

mapbox

0 200 400 600 800ft

Marker Boundary



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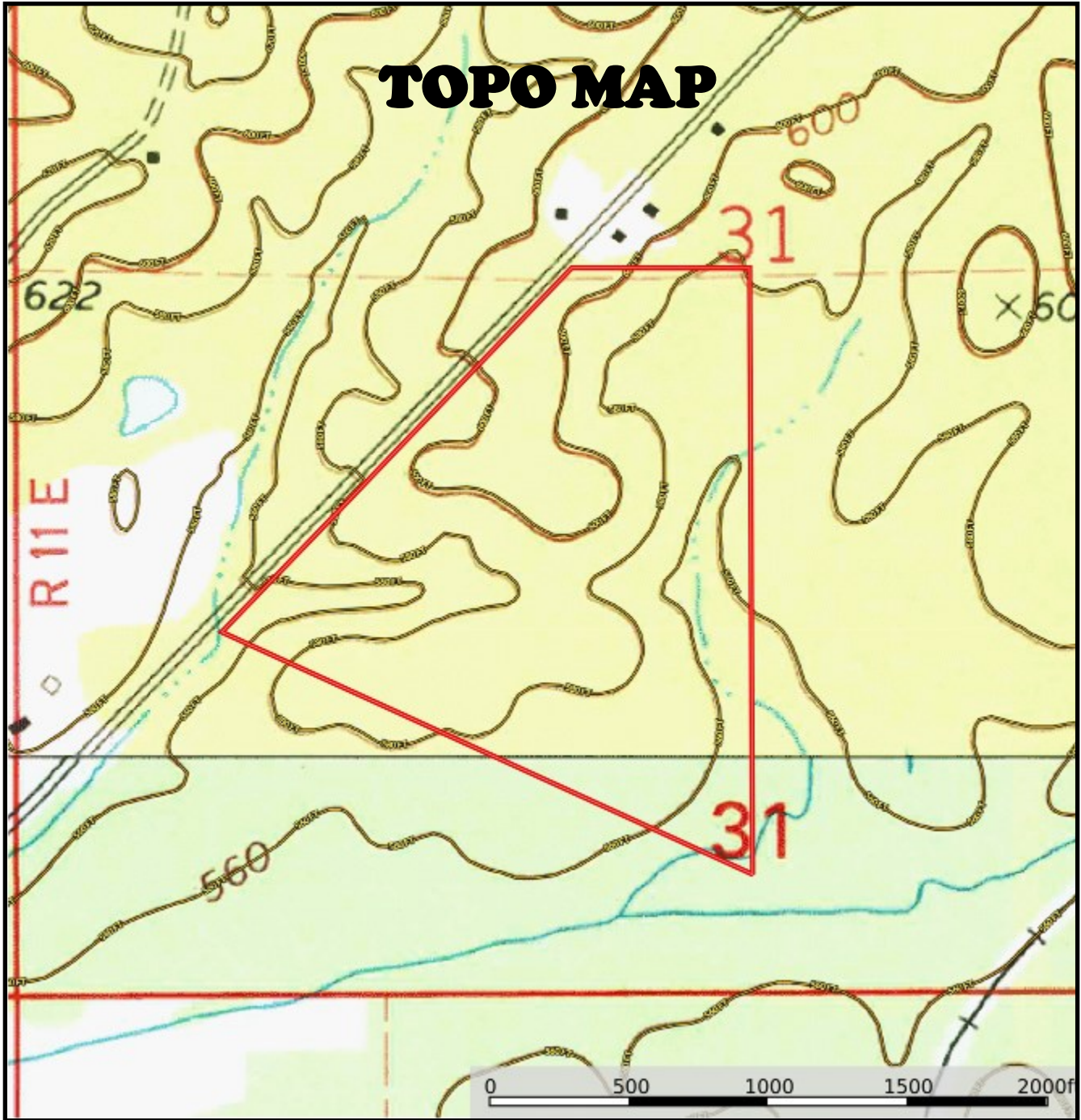


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TOPO MAP



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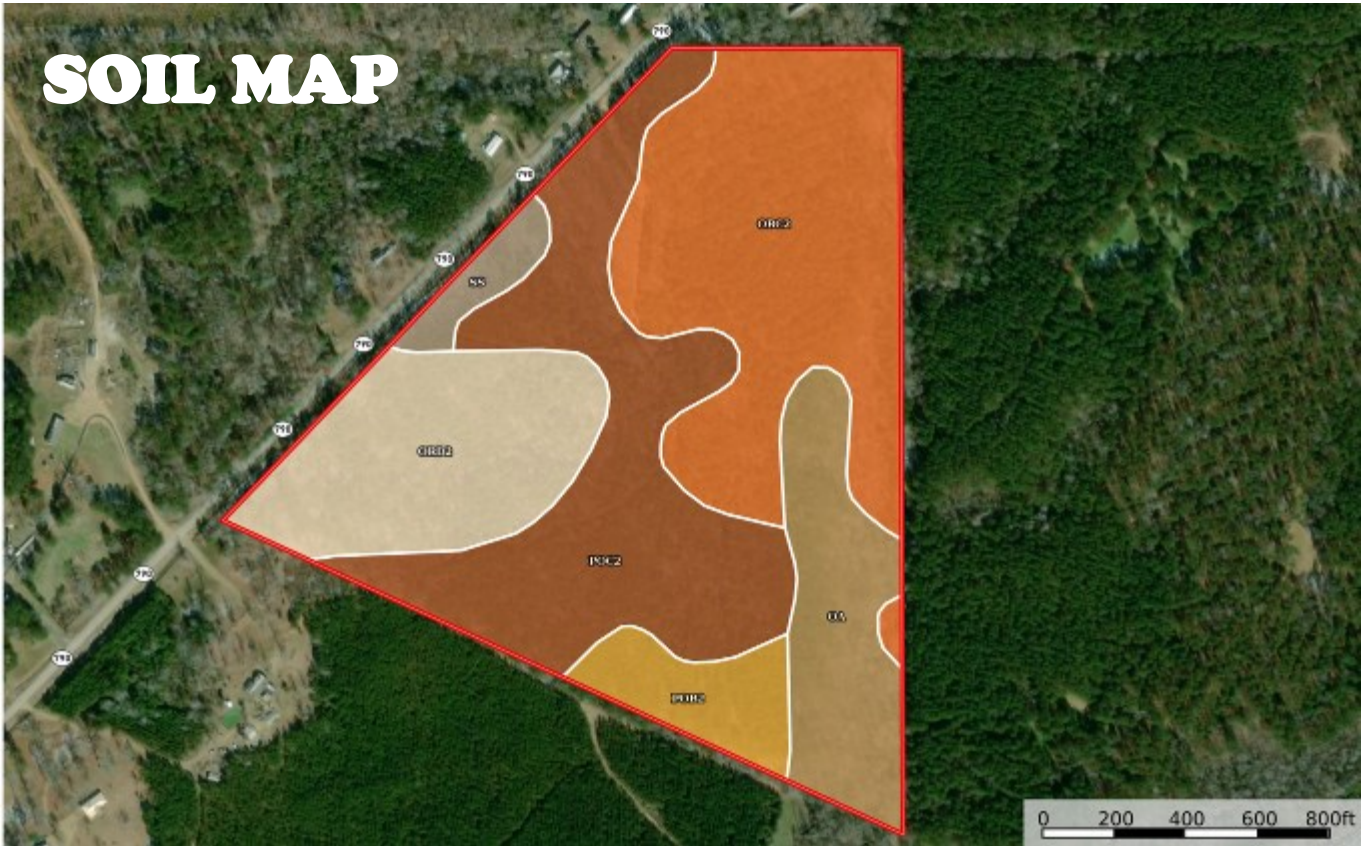


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SOIL MAP



SOIL CODE	SOIL DESCRIPTION	ACRES	%	CPI	NCCPI	CAP
OrC2	Ora loam, 5 to 8 percent slopes, eroded	18.41	32.15	0	32	3e
PoC2	Providence silt loam, 5 to 8 percent slopes, moderately eroded	16.79	29.32	0	32	3e
OrD2	Ora loam, 8 to 12 percent slopes, eroded	10.02	17.5	0	37	4e
Oa	Oaklimeter silt loam, 0 to 2 percent slopes, occasionally flooded	7.27	12.69	0	65	2w
PoB2	Providence silt loam, 2 to 5 percent slopes, moderately eroded	3.28	5.73	0	34	2e
SS	Smithdale-Sweatman association, hilly	1.49	2.6	0	56	7e
TOTALS		57.27()	100%	-	37.8	3.09



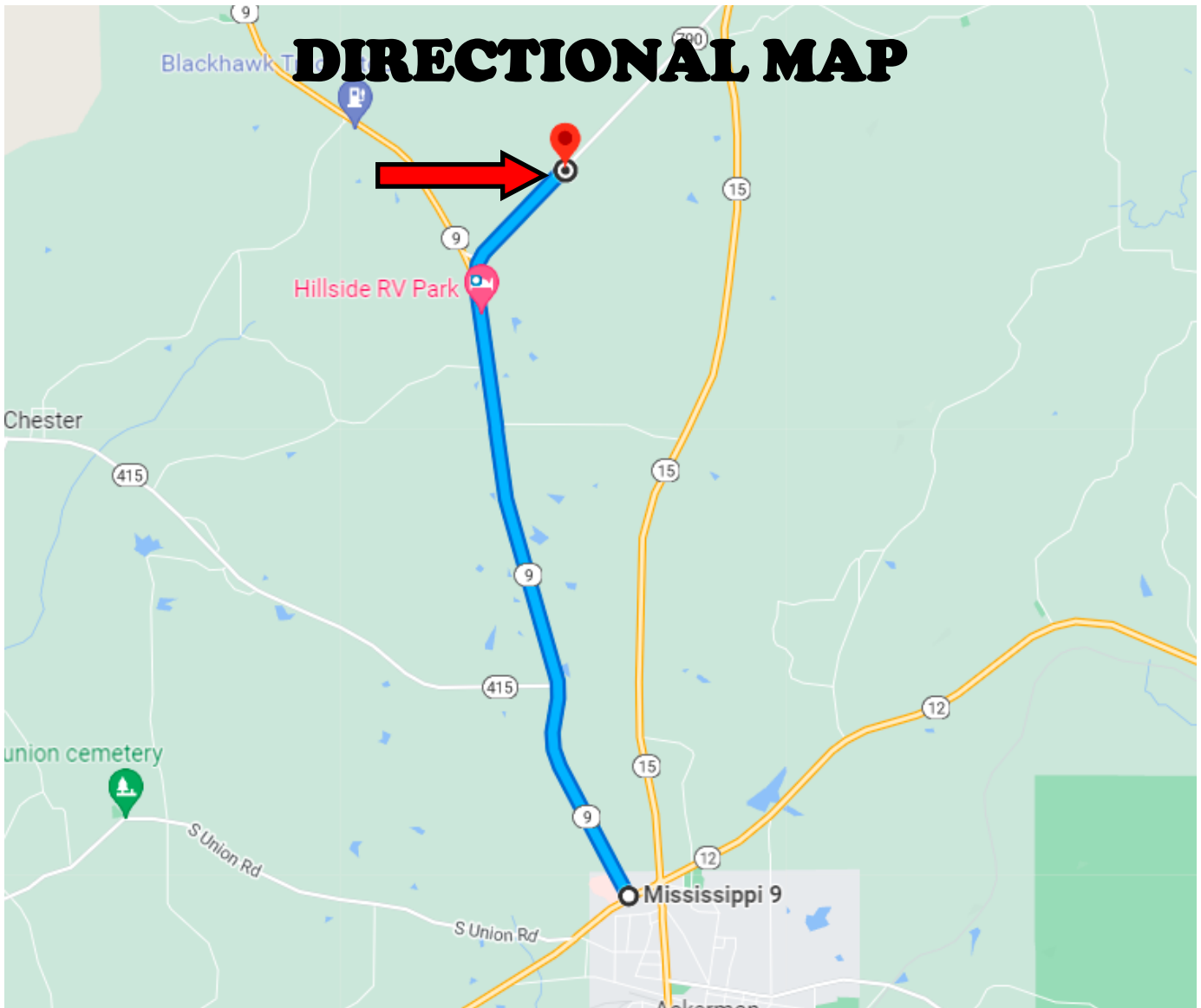
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