

1 BED/1 BATH CAMP ON DELTA LAKE ADAMS COUNTY, MS



\$79,000

9 Patrick Ln. Roxie, MS

Discover the perfect getaway at this charming camp on a scenic 2± acre lot in the heart of Roxie, MS within the picturesque Sandy Creek Wildlife area. This Adams County camp features a cozy one bedroom and one bathroom camp house with an inviting open living space and a convenient laundry room. As you step outside, you are greeted by a 20x18 covered parking area or patio, providing ample room for relaxation or entertaining. A second camping spot awaits, complete with separate utilities and a spacious covered area to accommodate your guests comfortably. Privacy is ensured with a large gated driveway that adds an extra layer of seclusion. The property's remarkable surroundings make it a haven for hunting enthusiasts, with a fantastic hunting area and an abundance of deer. Take advantage of this remarkable opportunity to own a slice of tranquility. Whether seeking a peaceful retreat or an outdoor enthusiast's paradise, give Clif a call for your showing today!



**CLIF
CANNON**
REALTOR®

Office: 601.990.5070

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Clif@TomSmithLand.com

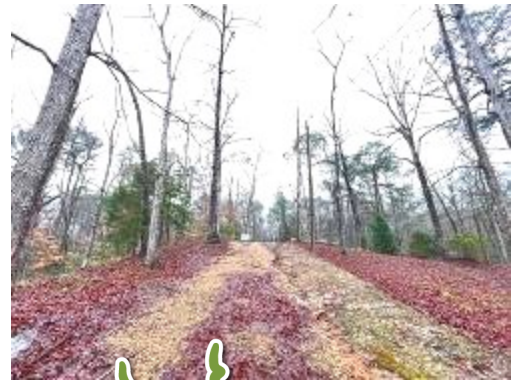


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Information is believed to be accurate but not guaranteed.





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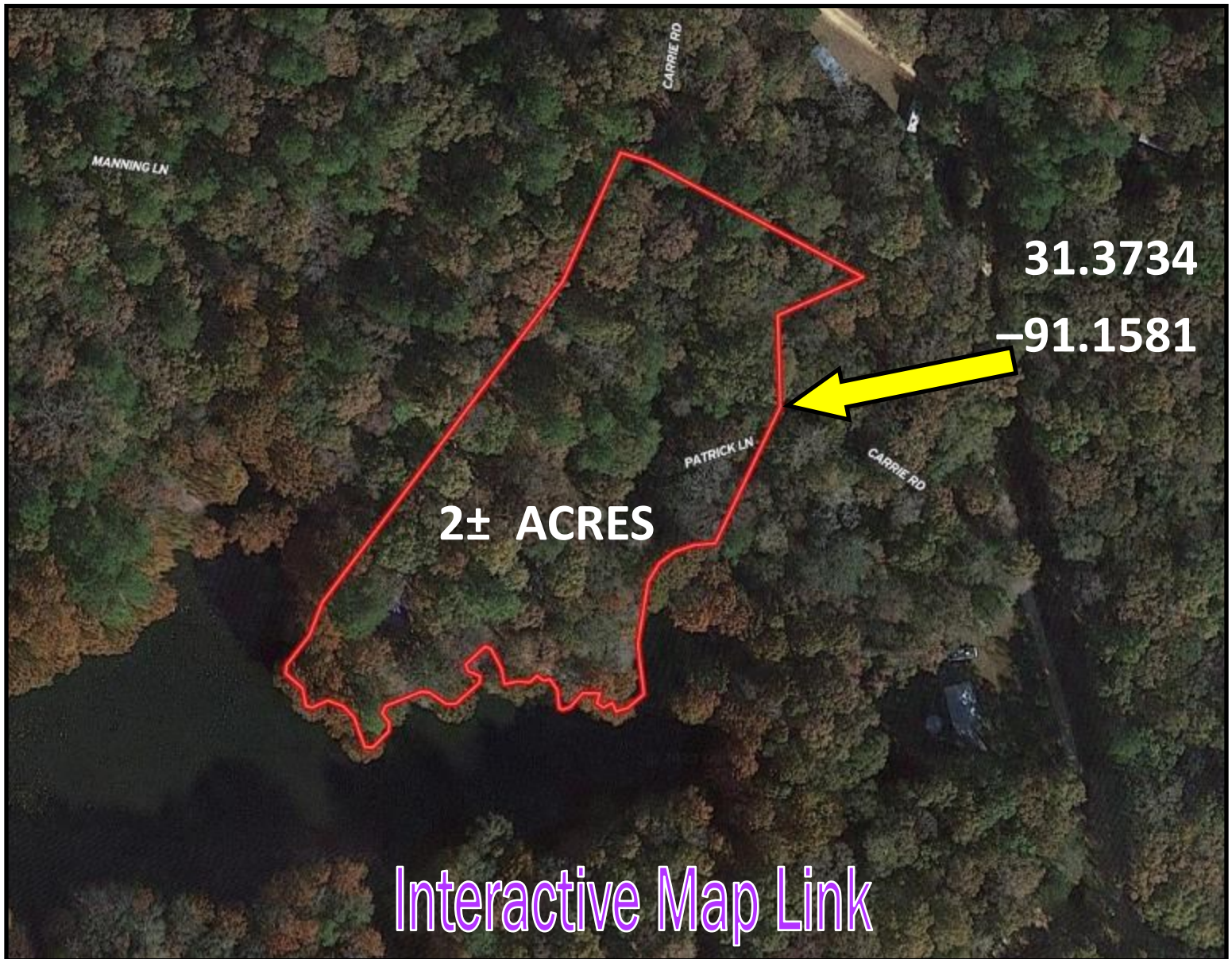
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Aerial Map



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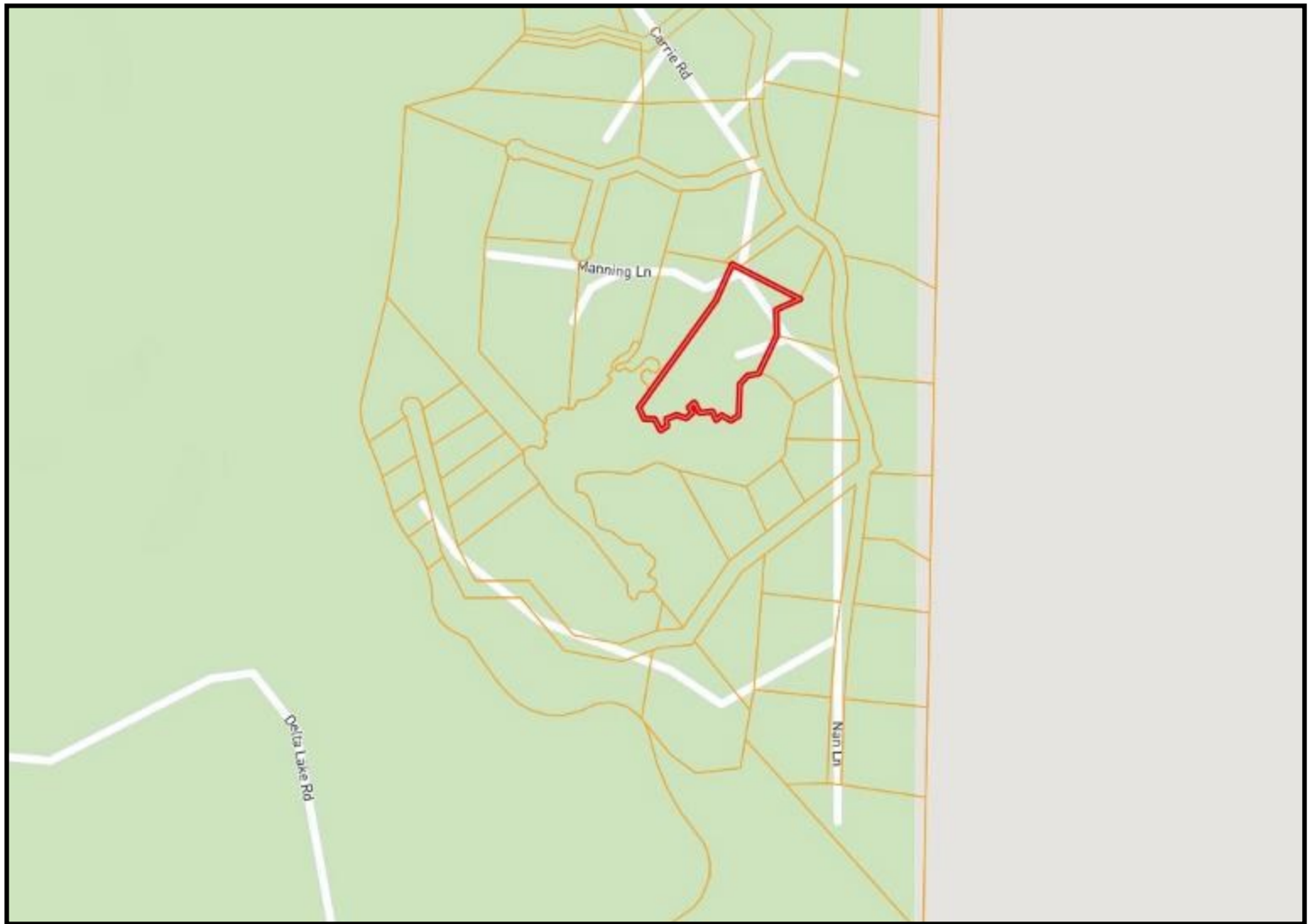
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Ownership Map



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Flood Map



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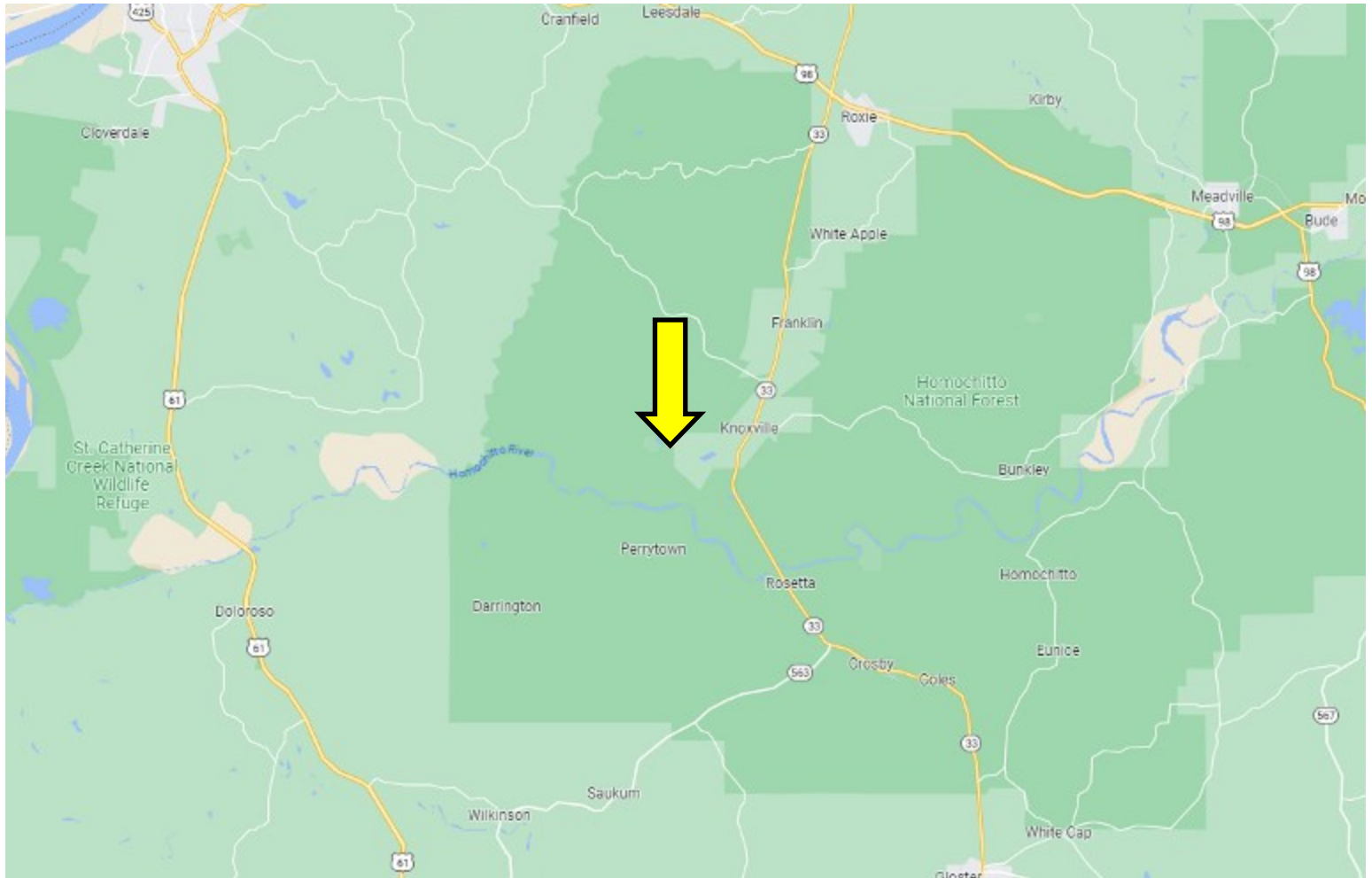
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Directional Map



Google Map Link

Directions from US-98 and MS-33 in Roxie, MS: Travel south on MS-33 for 10.7 miles. Turn right onto Garden City Rd and travel 3 miles. Turn left onto Carrie Rd. and travel .9 miles. Turn right onto Patrick Ln. The property will be on the right. 9 Patrick Ln. Roxie, MS.

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