

# Charming Home in the Heart of Pearl

## 201 Oak Park Drive Pearl, MS 39208



\$198,000

Welcome to your new home in the heart of Pearl! This 1,420 sq ft, 4-bedroom, 2-bathroom home in Rankin County, MS, is ideally located minutes from the Outlets of Mississippi and the MS Braves stadium and conveniently close to excellent dining options and Interstate 20. It features beautifully restored original 1950s flooring throughout, while the primary bedroom has modern laminate flooring and separate walk-in closets. The kitchen and both bathrooms have been upgraded with granite countertops, and the bathrooms have tiled showers. The home has an electric stove, water heater, and central air and heating. A recently added gas heater in the living room and a hookup on the porch provide additional comfort and convenience. The outdoor features include a 2-car garage, an 8x21 front porch, a covered back porch, a 10x16 shed, and a fenced backyard outlined with a black cyclone fence. The home's crawl space encapsulation system was designed to maintain ideal humidity levels to inhibit mold growth, complete with a thermostat that relays temperature and humidity readings to an indoor device. This system also incorporates a sump pump, ensuring the crawlspace remains dry by automatically ejecting groundwater as necessary. Don't let this home slip by! Call Colby to schedule your tour today.



**COLBY  
WATSON**  
REALTOR®

Office: 601.898.2772

Cell: 601.668.8096

Colby@TomSmithLand.com



**A Real Estate Expert You Can Trust**

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Information is believed to be accurate but not guaranteed.







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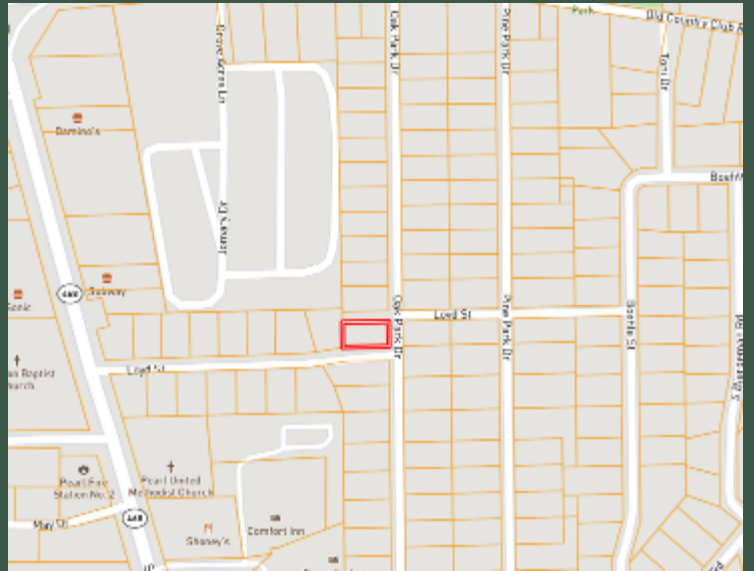




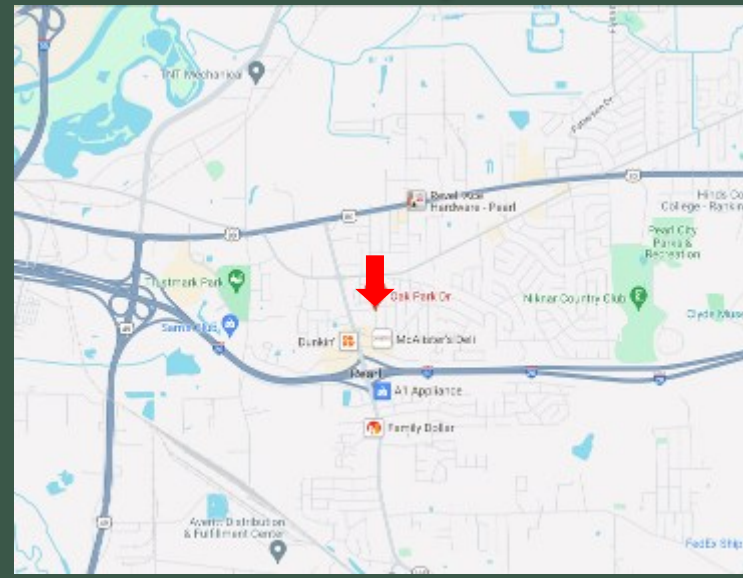
# Maps



Aerial Map



Ownership Map



## Directions:

**From I-20 and Pearson Road in Pearl, MS:**

Take exit 48 towards Pearl. Turn onto Pearson Road and travel .5 miles. Turn right onto Loyd Street. The home will be on your left on the corner of Loyd and Oak Park Drive.

**201 Oak Park Drive Pearl, MS 39208—**

[Click for Google Map Link](#)

[Landid Map Link](#)



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