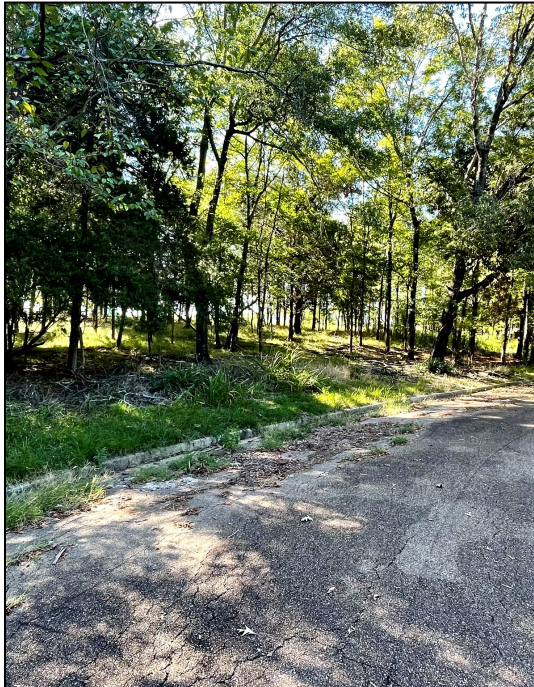


High Visibility Commercial Land off of I-55

10± ACRES IN THE CITY OF MADISON, MS



\$3,480,000



This once in a lifetime opportunity is now available for purchase in Madison, MS! The property fronts I-55 South and Woodgreen Place and is currently zoned C-1 Office Complex. There are 10 contiguous acres which allow for a sprawling complex with up to four floors and plenty of parking. The property extends into Summertree Lake 2, creating the views and relaxation for your clients and associates alike. This property is priced below market value at \$8/square foot and is ready for development in one of the country's fastest growing cities, with a strong economy that's only getting stronger.

Call Tom Smith today for more information!



**TOM
SMITH**

ALC®, BROKER

Office: 601.898.2772

Cell: 601.454.9397

Tom@TomSmithLand.com



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Information is believed to be accurate but not guaranteed.





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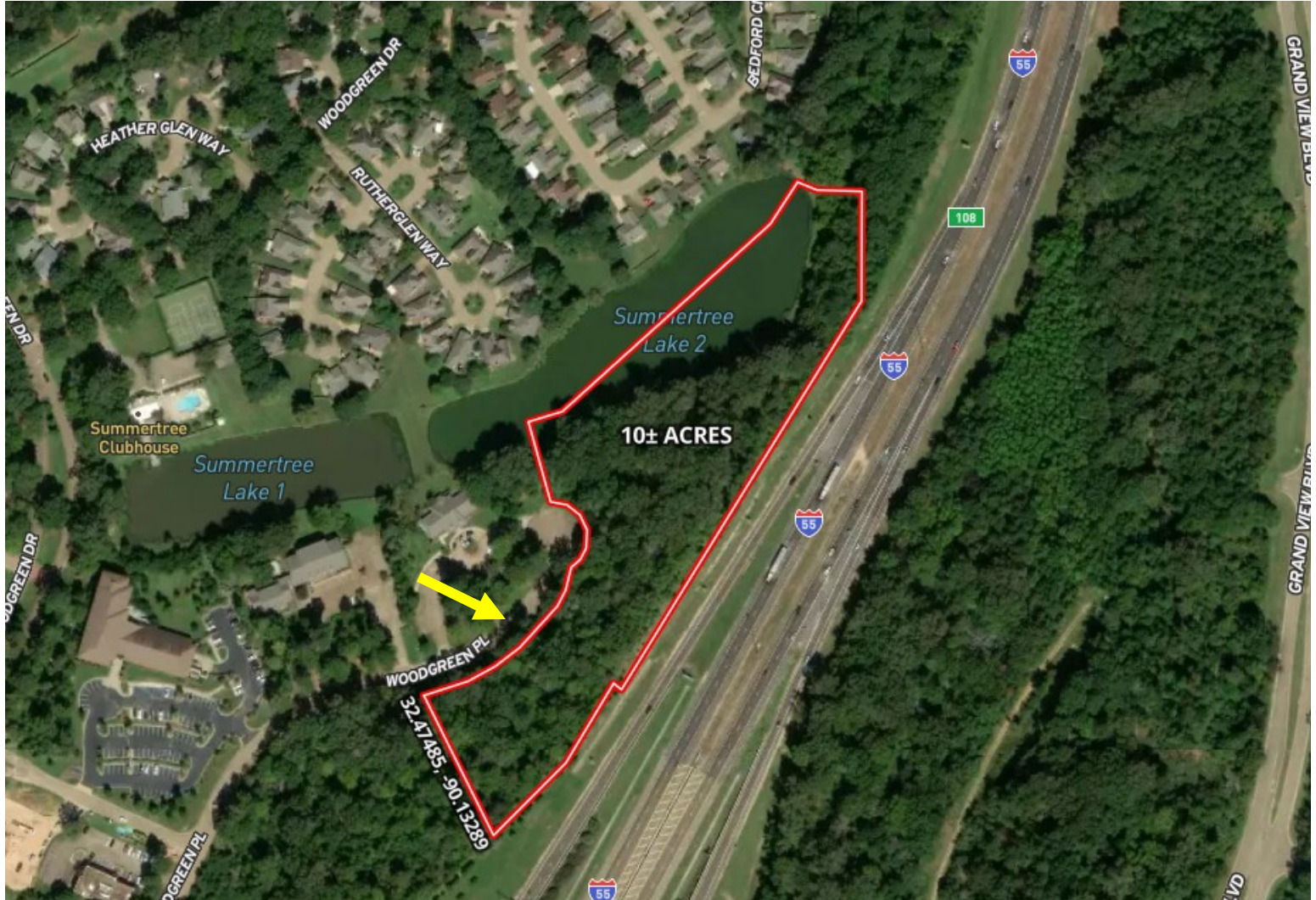


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AERIAL MAP



[Click Here for the LandId Interactive Map Link](#)

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OWNERSHIP MAP



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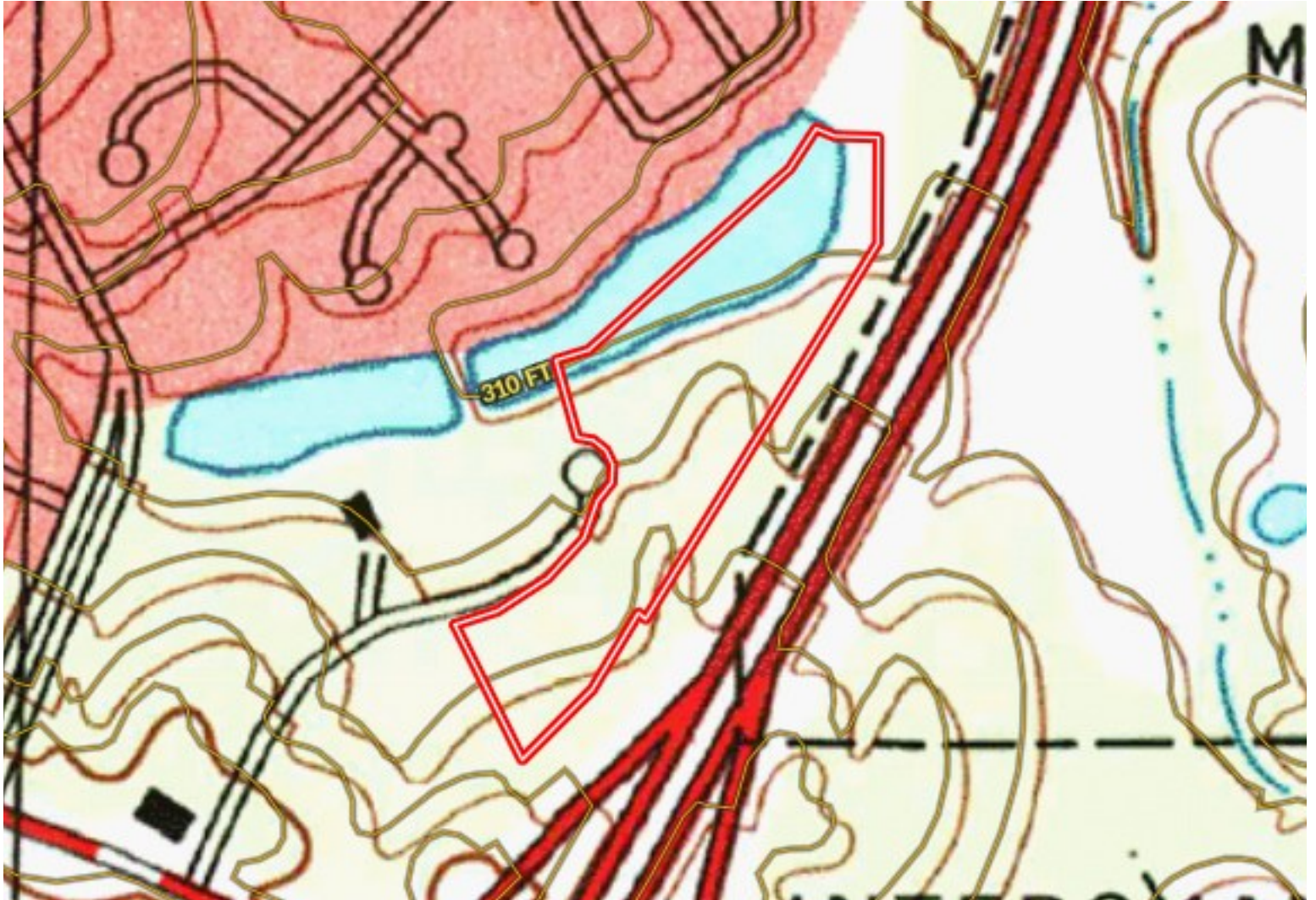


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TOPO MAP



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Tom@TomSmithLand.com

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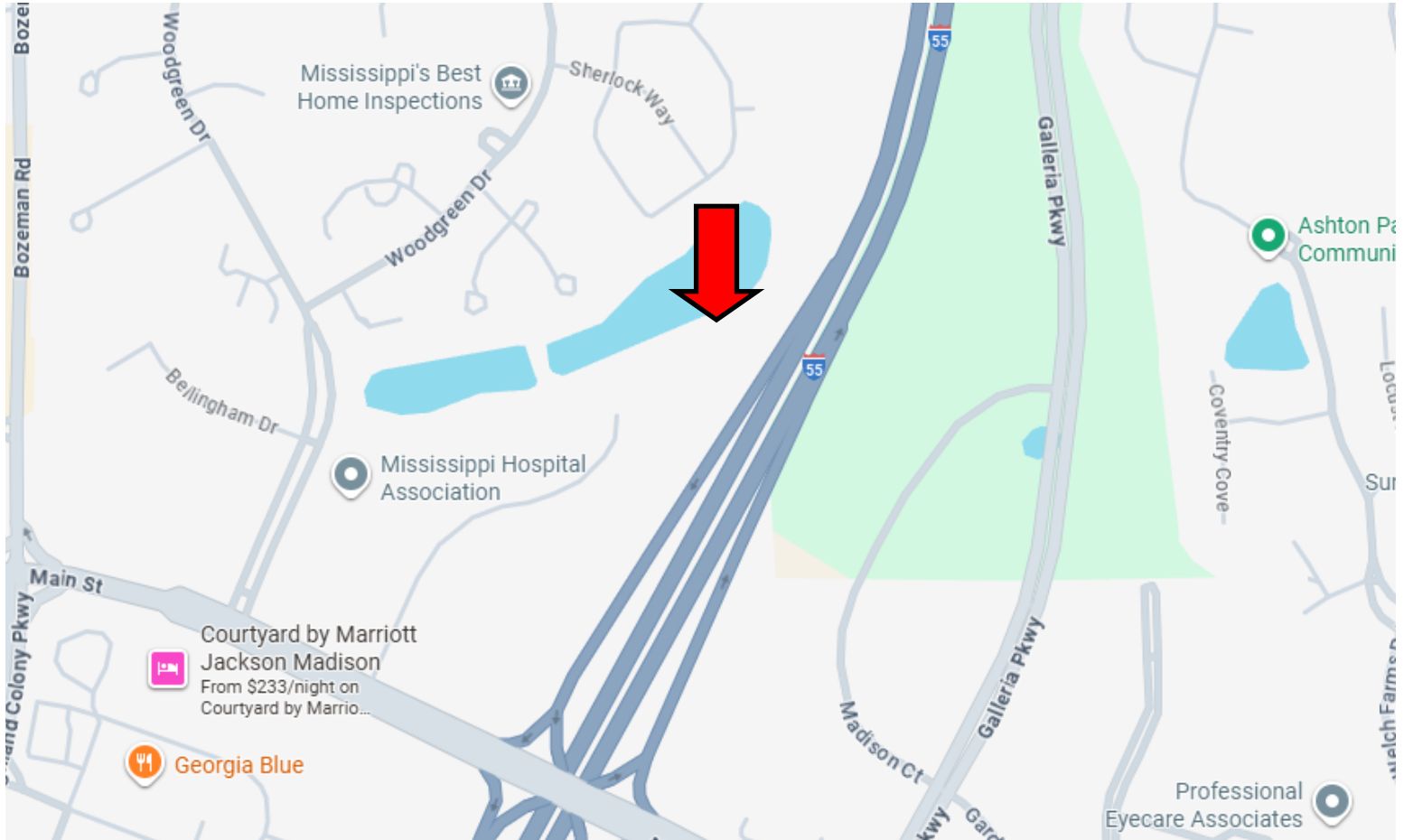


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DIRECTIONAL MAP



Directions from I-55 in Ridgeland, MS: Head North on I-55 for 2.7mi. Use the right lane to take exit 108 and follow for 0.4mi. Use the right lane to turn slightly left onto Main Street and in 0.2mi turn right onto Woodgreen Pl, in 0.2mi your destination will be on your right. [Google Map Link](#)



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