

30± Acres

Recreation, Homesite

Monroe County, MS



\$89,900



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TomSmithLandandHomes.com

Office: 662.268.6333

Property Information

Location:

- Pleasant Hills Road,
Gattman, MS

Coordinates:

- 33.8165, -88.2625

Property Use:

- Recreation
- Hunting
- Trail Riding
- Homesite

Property Highlights

- 30± Acres
- Level to Rolling Topography
- Mixed Pine and Hardwood Timber
- Creek
- Community Water and Electricity
- Paved Road Frontage



**TOM
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The Property

30± Acres

This 30± acres of wooded land is located on paved Pleasant Hills Road in Monroe County, MS. With electricity and community water available, it is suitable for recreation or a large residential site. The timber stand is a mixed pine of various ages and hardwoods. The creek provides water for wildlife. Deer and turkey are abundant. The level land, utilities, and paved road frontage provide a perfect place for your dream home.



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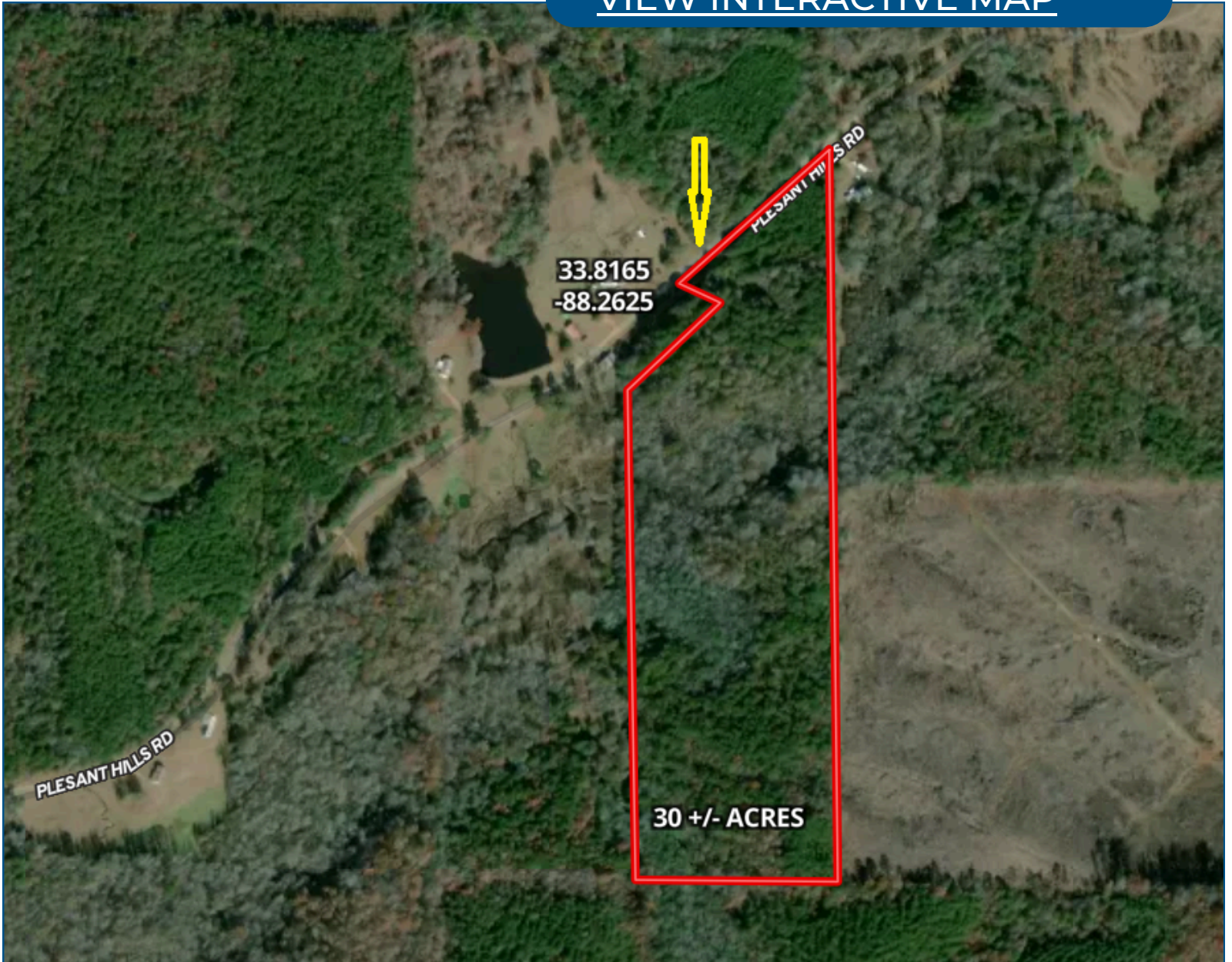
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Aerial Map

[VIEW INTERACTIVE MAP](#)



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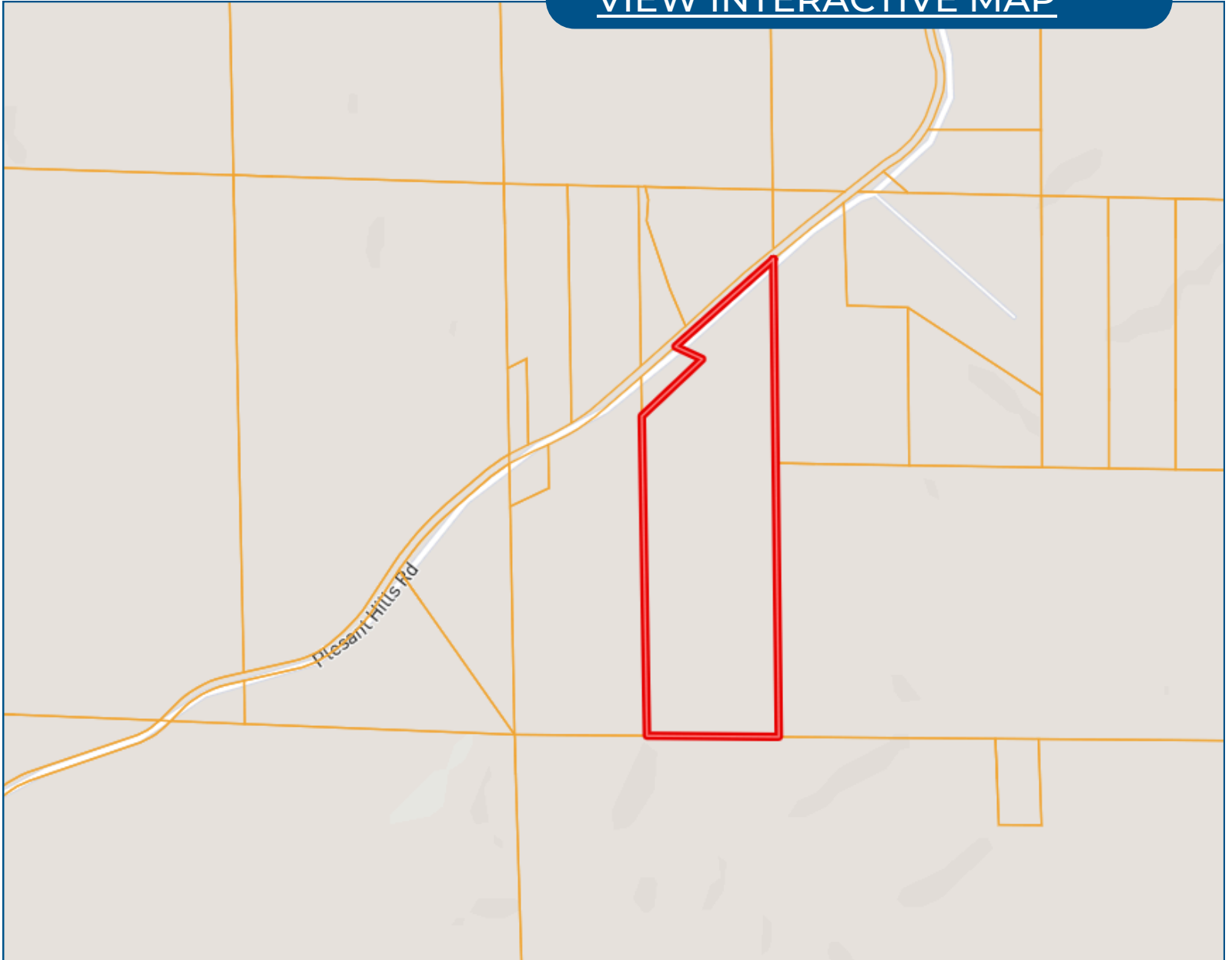
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Ownership Map

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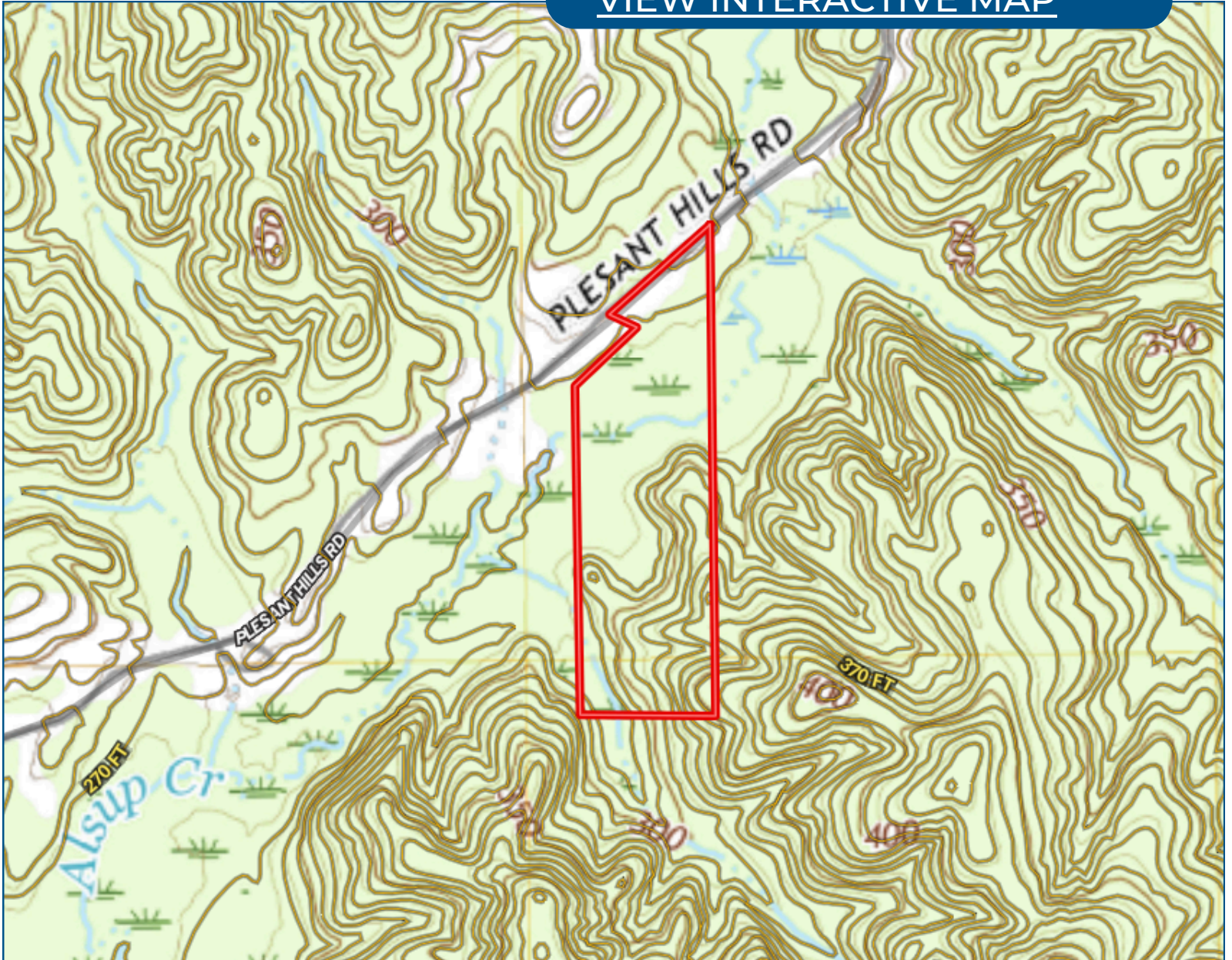
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Topo Map

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Directional Map

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From the intersection of US Hwy 45 and Hwy 145 in Aberdeen: Take US Hwy 45 south for 3.90 miles to Lackey Road. Turn left and travel 4.50 miles to Bartahatchie Road. Continue straight for 5.70 miles to Wolfe Road. Turn left and travel 1.1 miles to Vernon Road. Turn right and travel 1.0 miles to Pleasant Hills Road. Turn left and travel 1.20 miles to the property on the right.

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Listing Agent



TOM WISEMAN ASSOCIATE BROKER

Certified Appraiser & Registered Forester

Tom has lived in New Albany all his life. He graduated from Mississippi State University in 1985 with a BS in Forestry and is a Registered Forester and Certified General Appraiser. He retired from the Right of Way Division of the Mississippi Department of Transportation in 2014 with 29 years as a staff appraiser, review appraiser, and forester.

Tom and his wife, Veronica, are active within The First Baptist Church New Albany. Tom is an avid outdoorsman and is involved with the Trail Life USA Troop MS-356. His outdoor activities also include hunting, fishing, bicycling, and golf. With a passion for the outdoors and being raised on the land, he is the perfect choice to assist you in finding the ideal place for your family's next home or tract of land.

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**CALL TOM WISEMAN
TODAY!**

