



Divisible Wiggins Residential Development Investment

135 +/- Acres | Stone County, MS | \$2,025,000



ADDRESS

003 Woodland Drive - TRACT C
Wiggins, MS 39577

LOCATION

From intersection of Hwys 49 & 26, travel S for 1.5 miles. R on Woodland Dr. Travel a half a mile. Property located on the N and S sides of Woodland Dr behind existing residences along woodland drive. Refer to map for estimated boundaries. GPS Coordinates: 30.8316, -89.1439

PROPERTY SUMMARY

Zoned R1 - Single Family Residential, this tract is primed for development into single-family homes and/or several subdivisions within the city limits of Wiggins, MS. Wiggins is convenient to the MS Gulf Coast Metro areas Hattiesburg and Camp Shelby providing the perfect setting for a those looking for a small town feel within easy commuting distance of larger metro areas. The site is also located nearby to recent civic (new high school site) and commercial developments as well as US Highway 49. Frontage on Woodland Drive and Dummy Line Road provide several access points into the interior of the property. The tract is currently comprised of merchantable thinned pine stands (longleaf/loblolly) which can provide a return if harvested. Utilities are located on or near the site. Builders, don't miss out on this opportunity at a prime residential development site!

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