

UNDER CONTRACT



Richton Homesite and Mini-Farm Lot 5

38 +/- Acres | Perry County, MS | \$144,900



ADDRESS

0 Pearce Drive
Lot 5
Richton, MS 39476

LOCATION

Contact agent for directions.

PROPERTY SUMMARY

Lot 5 is one of five adjoining lots offering affordable acreage just 20 minutes from Hattiesburg, Mississippi. It is ideal for a homesite, mini-farm, or recreational getaway. Featuring approximately 100 feet of road frontage on the south side of Pearce Drive, the property acreage offers sufficient space for a long driveway well off the paved road that is sufficient for power and privacy leading to plenty of acreage for new construction, mobile home and more. The overall acreage offers a great opportunity for a small-scale farm, hunting, and more. There are no restrictions. It adjoins approximately 2,300 feet of frontage along a transmission line to its south and hosts approximately 30.5 acres of 17-year old planted pine. The timber was select cut and thinned in 2024, creating a more open and usable tract. Additional acreage is available, with up to 100.75 +/- contiguous acres total, of which a boundary survey has been completed. Offers to edit lot dimensions and acreage are welcomed.

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National Land Realty
9 N. Conception St.
Mobile, AL 36602
NationalLand.com



Chandler Guy
Office: 334-947-1684
Cell: 850-503-1307
Fax: 888-672-1810
Cguy@NationalLand.com

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