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**Southern
States Realty**



If you're searching for the perfect small acreage tract to build your dream home while enjoying the outdoors, this 11± acre property in McCall Creek, Franklin County, Mississippi, is worth a look. Located just north of Highway 84 along the Lincoln County line, this tract is being offered as part of a larger 19± acre property and offers the ideal combination of convenience, privacy, and natural beauty. A scenic year-round creek winds through the property, providing a peaceful setting, excellent wildlife habitat, and outstanding recreational appeal. With quality road frontage, available utilities, and plenty of room for a home, shop, garden, or small hobby farm, this property is ready for your vision. Conveniently located just minutes from Brookhaven, shopping, schools, and medical facilities, it offers the perfect balance of country living and accessibility. Whether you're looking for a homesite, weekend retreat, or long-term investment, this versatile tract is a rare opportunity in a highly desirable area.

399 NE Dummyline Road, McCall Creek, MS

31.5247, -90.6582 GPS



\$80,000

**11± Acres
MLS #4156770**



#HUNTINGLANDMAN