

20± ACRES
ADAMS COUNTY, MS
\$171,750



SMALLTOWN
HUNTING PROPERTIES
& REAL ESTATESM

OFFICE (769) 888-2522

THE ADAMS 20

PROPERTY PROFILE

LOCATION:

- Dunbar Road
Natchez, MS 39120
- Access Via Deed Easement
- Adams County
- 6± Miles S of Natchez
- 86± Miles N of Baton Rouge, LA

COORDINATES:

- 31.489899, -91.393365

TAX INFORMATION:

- TBD

PROPERTY USE:

- Investment
- Development
- Recreational
- Hunting
- Potential Home/Cabin Site

PROPERTY INFORMATION:

- 20± Acres
- Mixed Timber
- Pond
- Deer & Small Game
- Utilities Available Nearby



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BRADEN SMITH

LAND SPECIALIST

C: 601-757-9193

O: 769-888-2522

braden@smalltownproperties.com

4848 Main St. - Flora, MS 39071

smalltownproperties.com

Information is believed to be accurate but not guaranteed.

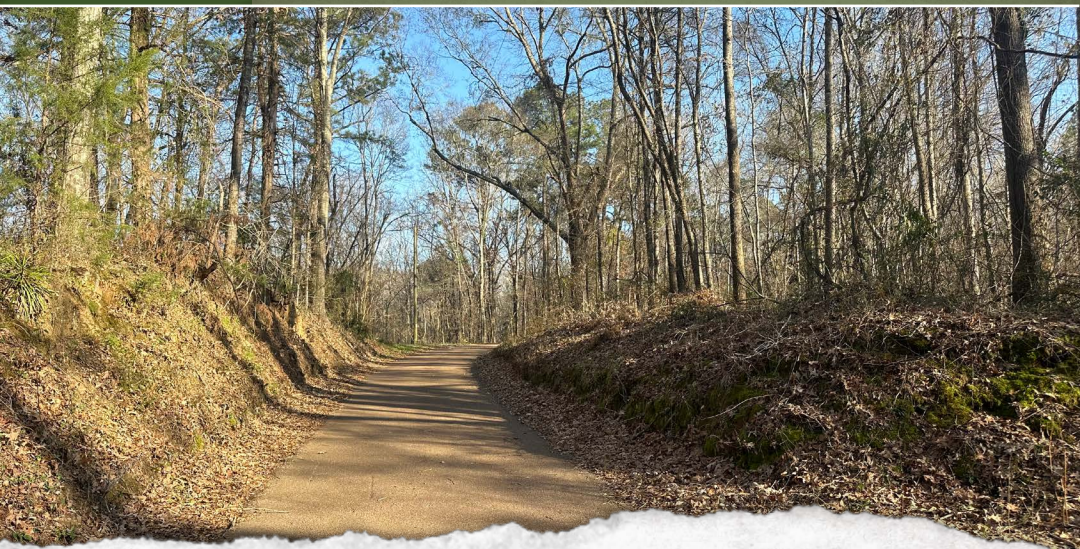
WELCOME TO THE ADAMS 20

WELCOME TO THE ADAMS 20 IN NATCHEZ, MISSISSIPPI. If you've been looking for land with room to build, grow, or just enjoy country living, the Adams 20 is definitely worth a look. Whether you're thinking about building a home, starting a small development, or investing in land with future potential, this 20± acre tract in Adams County checks all the boxes.

Located about six miles south of historic Natchez, the Adams 20 offers a quiet country setting while still being convenient to town. The land features mixed hardwood timber, a small pond, and several great spots for a future homesite. Access is via a deeded easement off Dunbar Road, giving the property a private and secluded feel. Utilities are available nearby, making it ready for your future plans.

Along with its residential potential, the Adams 20 also offers great hunting and recreational opportunities with a strong deer population and plenty of small game to enjoy year-round.

Contact Braden Smith today to schedule a private showing or for more information.



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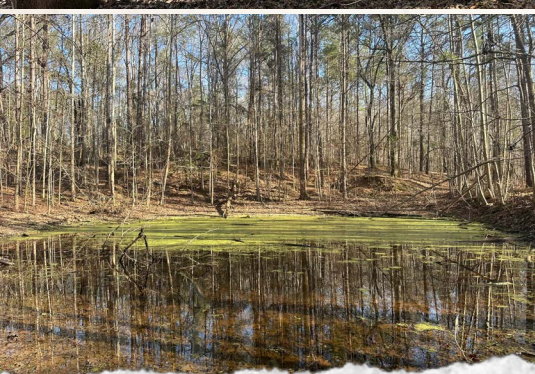
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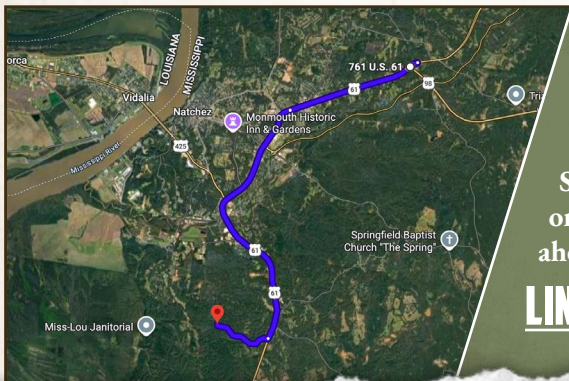
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land id. LINK



Directions From the Intersection of US-61 and Hwy 84 in Natchez, MS: Travel 3.4 miles south on US-61. Keep left to continue on US-61 S and proceed 6.9 miles. Turn right onto Dunbar Road and property will be ahead in 1.5 miles.

LINK TO GOOGLE MAP DIRECTIONS



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