

Alcorn County 20
Co Rd 377
Burnsville, MS 38833

\$77,000
20± Acres
Alcorn County



Alcorn County 20
Burnsville, MS / Alcorn County

SUMMARY

Address

Co Rd 377

City, State Zip

Burnsville, MS 38833

County

Alcorn County

Type

Hunting Land, Lot, Farms, Timberland, Recreational Land,
Undeveloped Land

Latitude / Longitude

34.760103 / -88.400129

Taxes (Annually)

\$60

Acreage

20

Price

\$77,000

Property Website

<https://swapaland.com/property/alcorn-county-20-alcorn-mississippi/114855/>



PROPERTY DESCRIPTION

Alcorn County 20+/- Acres - Burnsville, Mississippi

Uncover the possibilities with this versatile 20+/- acre tract located on County Road 377 near Burnsville, Mississippi. Situated at the end of a quiet, secluded county road, this property offers a rare combination of privacy, recreational opportunities, timber investment potential, and multiple homesite options.

The property features a diverse mix of pine and hardwood timber, with approximately 3-5 acres of hardwoods and the majority of the tract consisting of pine timber. A small spring feed stream runs through the property, adding to the natural character and providing an attractive feature for wildlife. The existing timber could provide an opportunity for future income through a timber harvest, or portions could be selectively cleared to create homesites while maintaining the wooded character of the property.

Wildlife is abundant, making this an excellent tract for hunting and outdoor recreation. The property offers habitat for whitetail deer, turkey, and small game, while the wooded landscape provides plenty of opportunities for hunting, hiking, ATV riding, camping, or simply enjoying a private getaway in the country.

With water and power available in the area, the property offers several possibilities for development. There are multiple potential homesites, whether you're looking to build a permanent residence, place a cabin in the woods, or create a private weekend retreat. The tract could also offer potential for a manufactured home, additional residences, or other residential development.

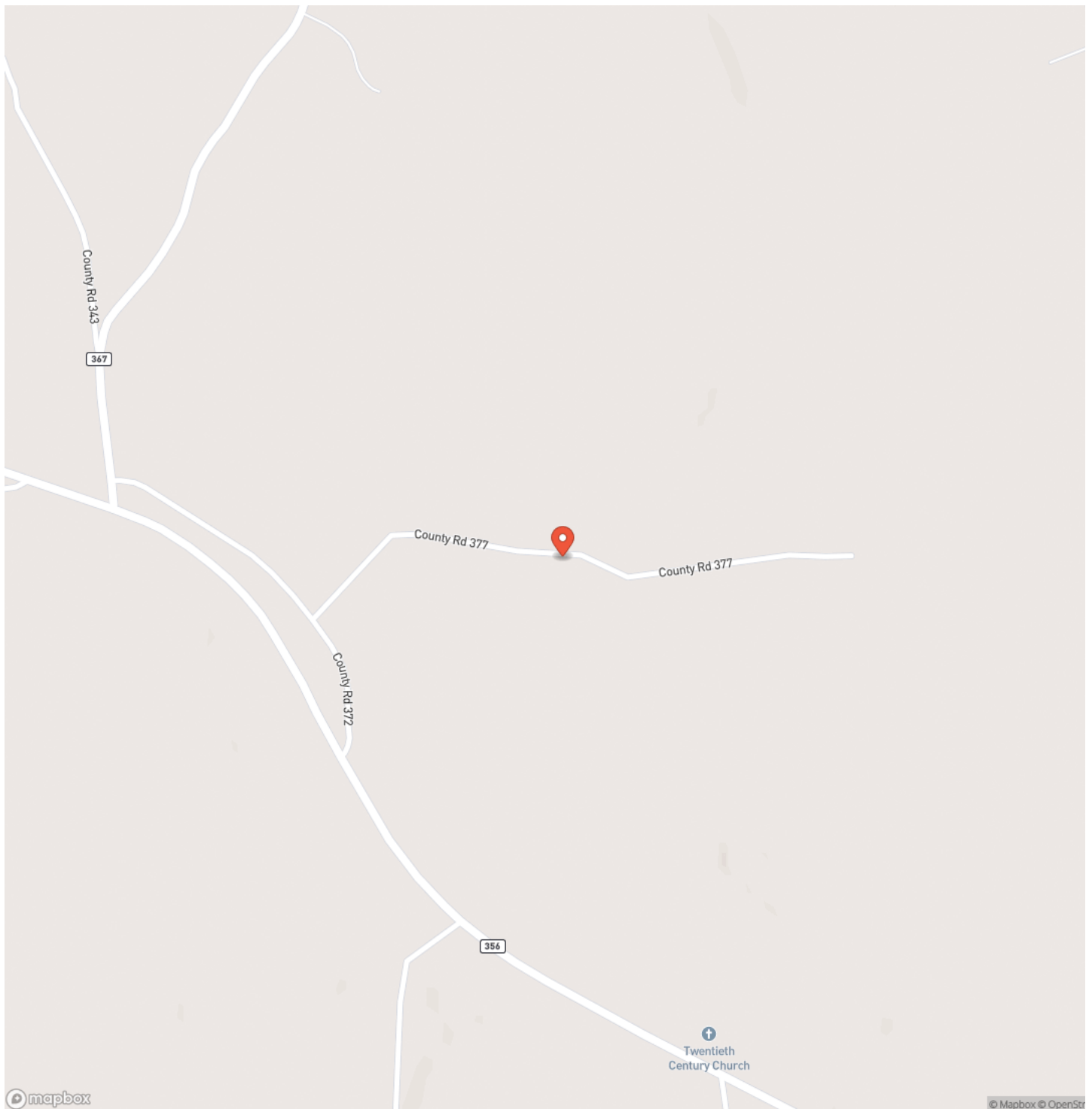
The property has historically been utilized for hunting, recreation, and timber giving it a proven history of multiple uses. With no existing improvements, a new owner has the flexibility to shape the property to fit their vision.

Whether you're looking for a timber investment, hunting property, private homesite, recreational retreat, or land with future development potential, this 20+/- acre tract offers plenty of possibilities. The combination of timber, wildlife, a small stream, available utilities, multiple potential homesites, and secluded road frontage makes this a property worth taking a closer look at.

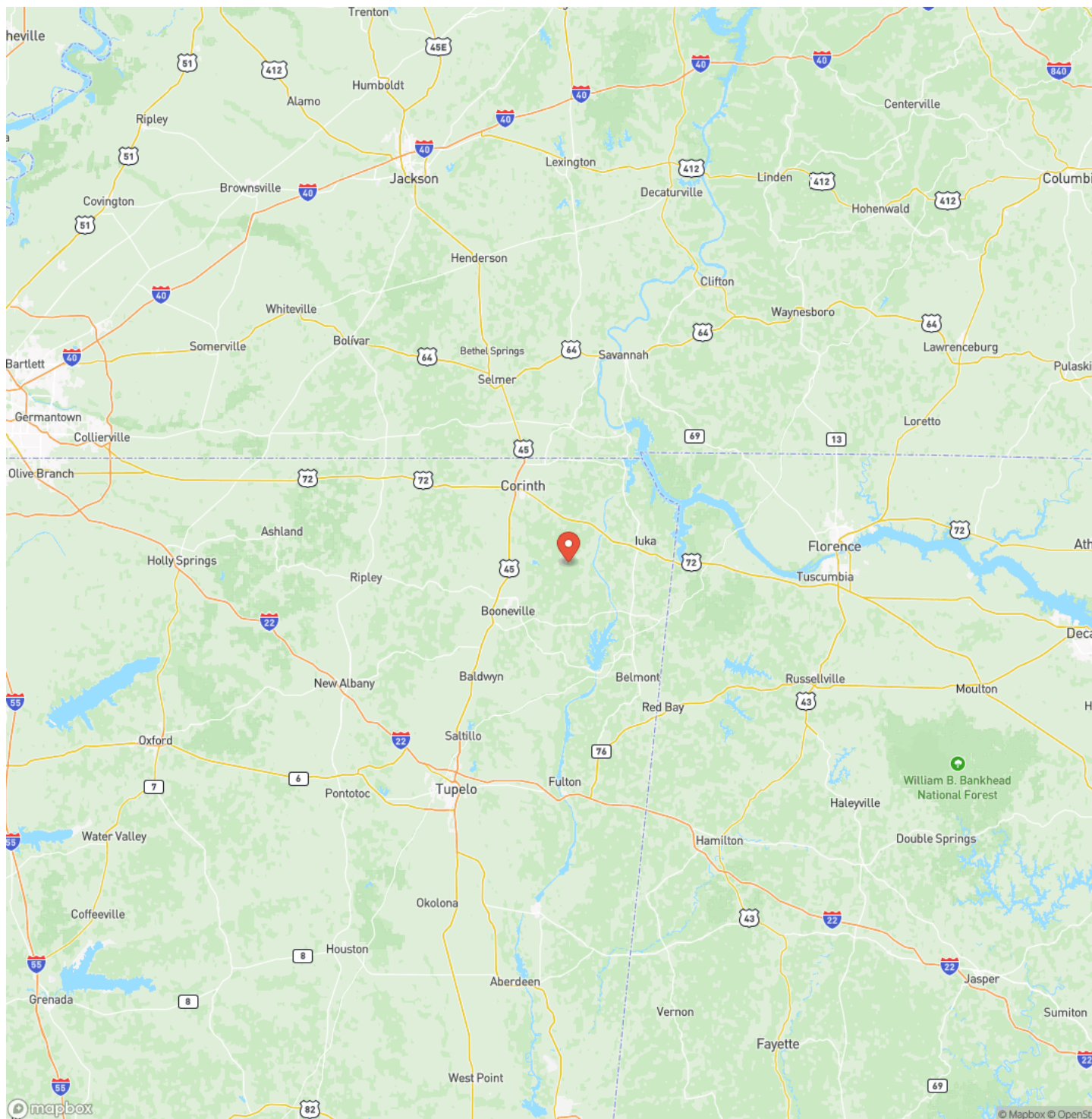




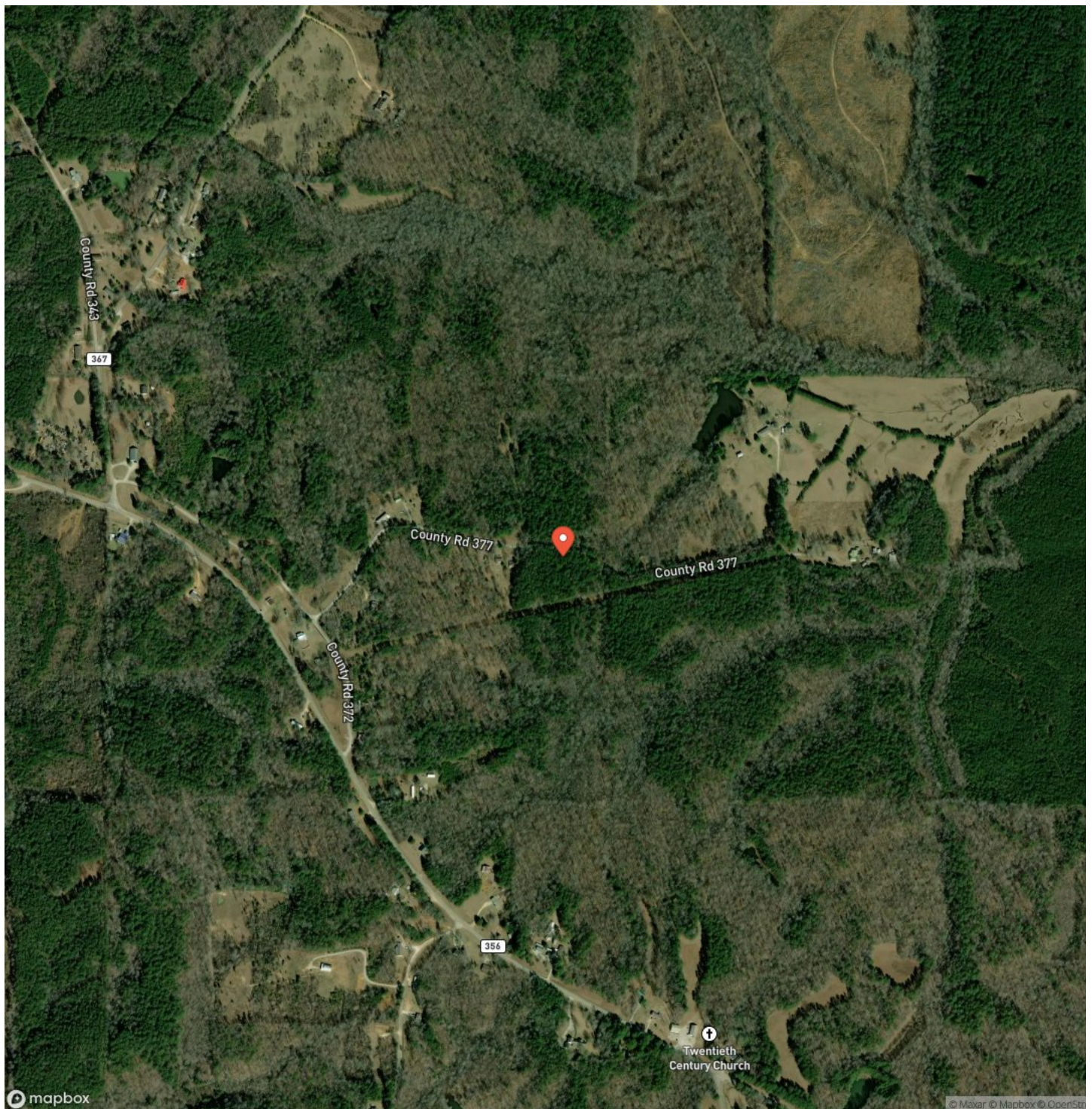
Locator Map



Locator Map



Satellite Map



LISTING REPRESENTATIVE

For more information contact:



Representative

Justin Hughes

Mobile

(662) 213-5190

Email

Justin.Hughes@SwapaLand.com

Address

City / State / Zip

Winona, MS 38967

NOTES

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This image shows a full page of blank white paper with horizontal ruling lines. The lines are evenly spaced and run across the width of the page, providing a guide for writing. There are no margins, text, or other markings on the paper.



DISCLAIMERS

At SWAPA, we help buyers and sellers navigate every step of the land real estate process. Whether you're looking for a hunting property, farm, timber investment, recreational tract, or rural getaway, our experienced Brokers, Realtors, and Land Agents take a boots-on-the-ground approach to every transaction. Through our partnership with Steward Link, we also help landowners explore conservation, habitat improvement, and land management opportunities that can enhance the long-term value and potential of their property.



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