

**51 Sunset Drive
Merigold, MS
\$599,000**



SMALLTOWN
HUNTING PROPERTIES
& REAL ESTATESM

Office 662-846-1425

Property Profile

51 Sunset Drive

Location:

- Bolivar County, MS
- 2 Miles North of Cleveland Off of Township Road

Coordinates:

- 33.788441, -90.739020

Property Information:

- 4,050± Square Foot Home
- 5 Bedroom/3.5 Bathrooms
- Built in 2016
- 1.7± Acre Lot
- Split Floorplan
- Upstairs Bonus Room/Play Room/Man Cave
- Office
- Storm Shelter Built in Garage
- Two Car Garage
- 400 Square Foot Screened Back Patio

Property Use:

- Residential

Tax Information: 2022 - \$4,568.76

- Parcel #: 33-05-720-00-00700



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BILLY CARPENTER

LAND SPECIALIST

C: 662-820-2007

O: 662-846-1425

billy@smalltownproperties.com

701 W. Sunflower Rd - Cleveland, MS 38732

smalltownproperties.com

Information is believed to be accurate but not guaranteed.

MODERN LIVING WITH SOUTHERN CHARM! Welcome to your dream home in Sunset Estates, just two miles north of Cleveland, MS in Bolivar County. Situated on 1.7± acres, this 4,050 square foot two-story home features five bedrooms, three and a half bathrooms, an open living area with vaulted ceilings, a dining room and spacious kitchen. Stainless appliances, ceramic tile floors, a central island, ample storage, a pantry and plenty of counter space complete the kitchen. Beautiful hardwood floors cover the main living areas and dining room while carpet and tile is found in the bedrooms and baths. An additional room is perfect as an in-home office, ideal for remote work or as a dedicated workspace. One unique feature of this home is the versatile area on the second floor which can be used as an additional bedroom, man cave, playroom, or customized to meet your specific needs. The screened-in back patio offers 400± square feet and is perfect for outdoor gatherings, relaxation, or a play area for the kids. In the garage, a built-in storm shelter provides peace of mind during adverse weather conditions. The spacious lot offers endless possibilities for gardening, playground equipment, future expansion or even a game of flag football! Contact Billy Carpenter today to schedule a private showing and explore the potential of this remarkable property.



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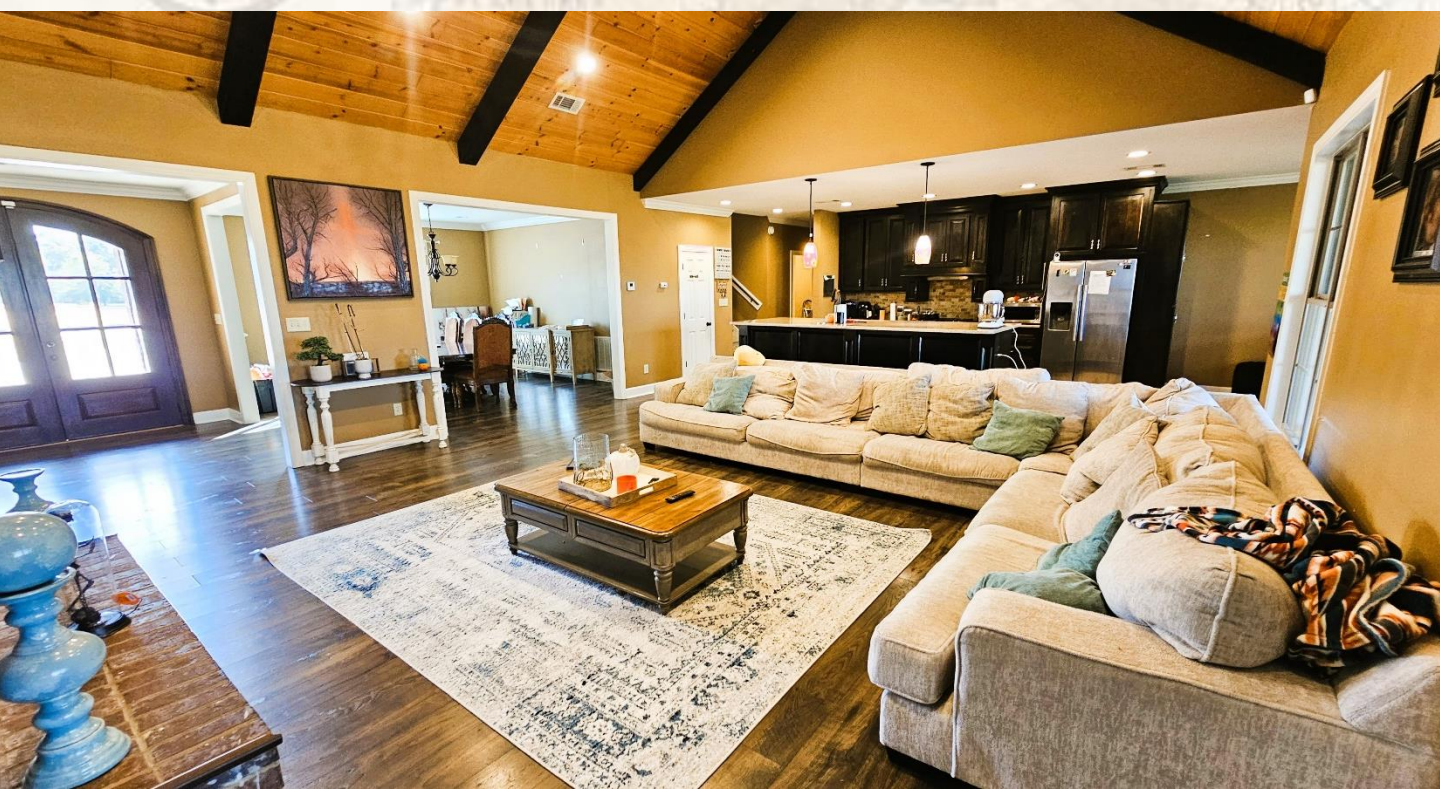
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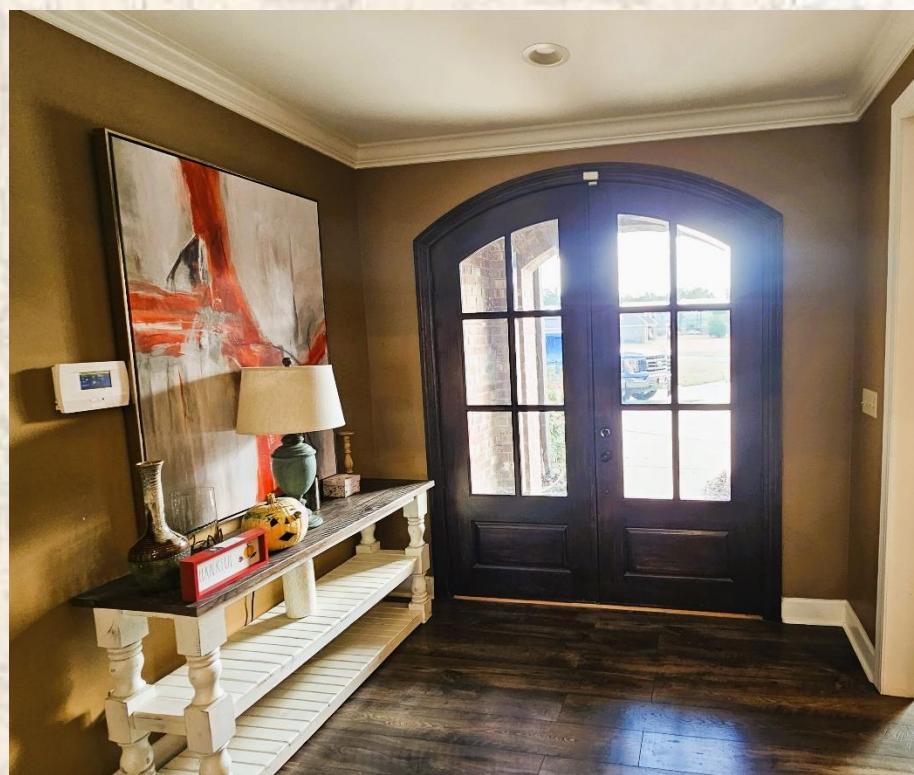
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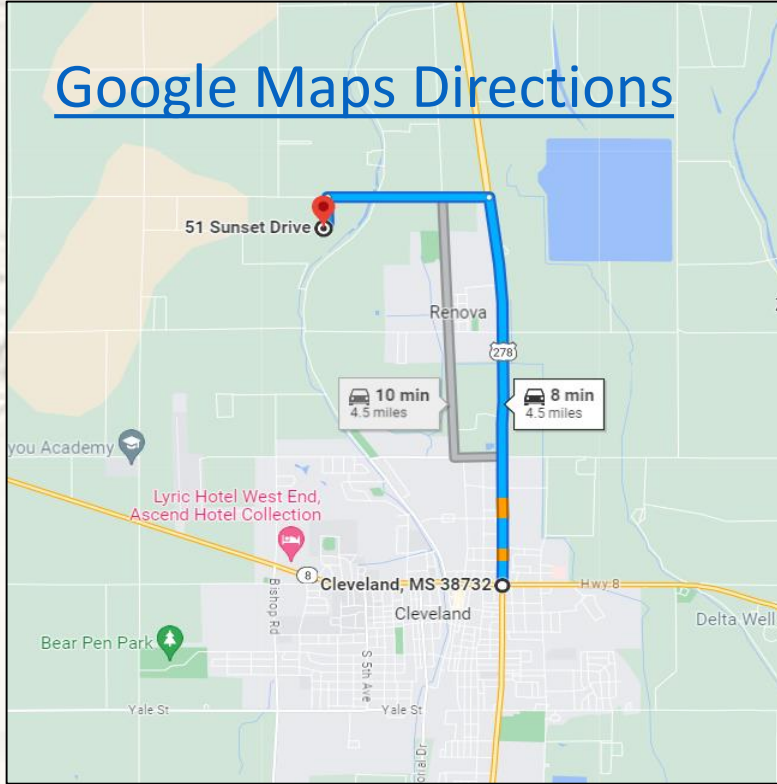
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Google Maps Directions



Land ID Link



Directions: From the Hwy 8 & 61 Intersection in Cleveland, Travel North on Hwy 61 for 3.1 miles and turn Left onto Township Rd., Proceed for 1.2 miles and turn Left into Sunset Estates. The house will be at the end of the road on your right.



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