

**PRIME OPPORTUNITY FOR YOUR HOMESTEAD OR DEVELOPMENT
25± ACRES IN MADISON COUNTY, MS**



\$193,000

Looking for a versatile piece of land just minutes from Canton? This 25± acre Madison County tract on Robinson Road offers plenty of potential, whether you're considering a homestead, small development, or a spot for backyard hunting. The property is bordered by a creek on the west side, adding to its natural appeal. Conveniently located only 6 miles from Canton and 20 miles from the City of Madison, it provides a blend of privacy and accessibility. With ample road frontage, this land could be divided into smaller lots or used to build your dream home with room to spare. Opportunities like this don't come around often. Call today for more details!



DALE WILDS
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Expect More. Get More.



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Information is believed to be accurate but not guaranteed.





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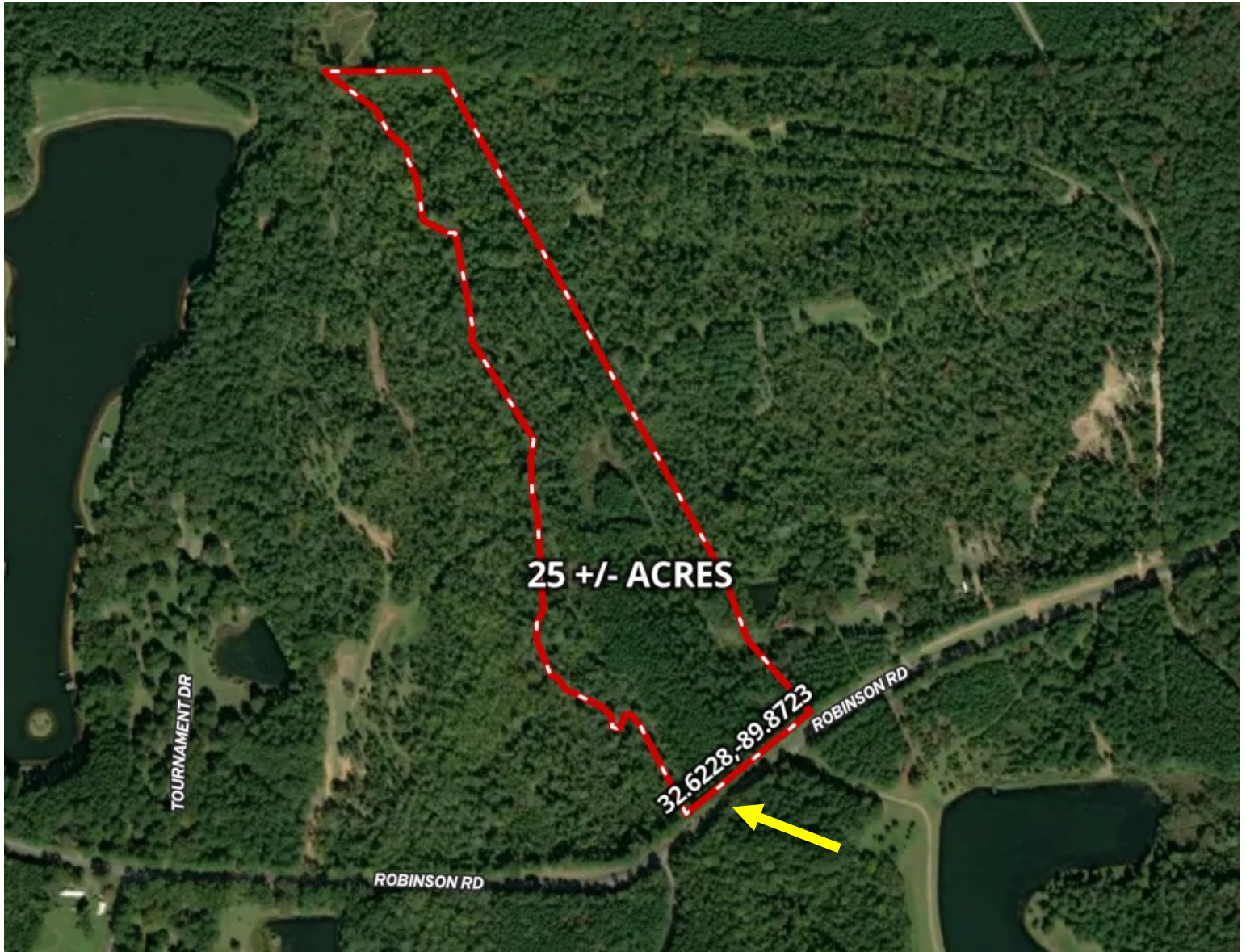
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AERIAL MAP



[CLICK HERE FOR THE LANDID INTERACTIVE MAP](#)

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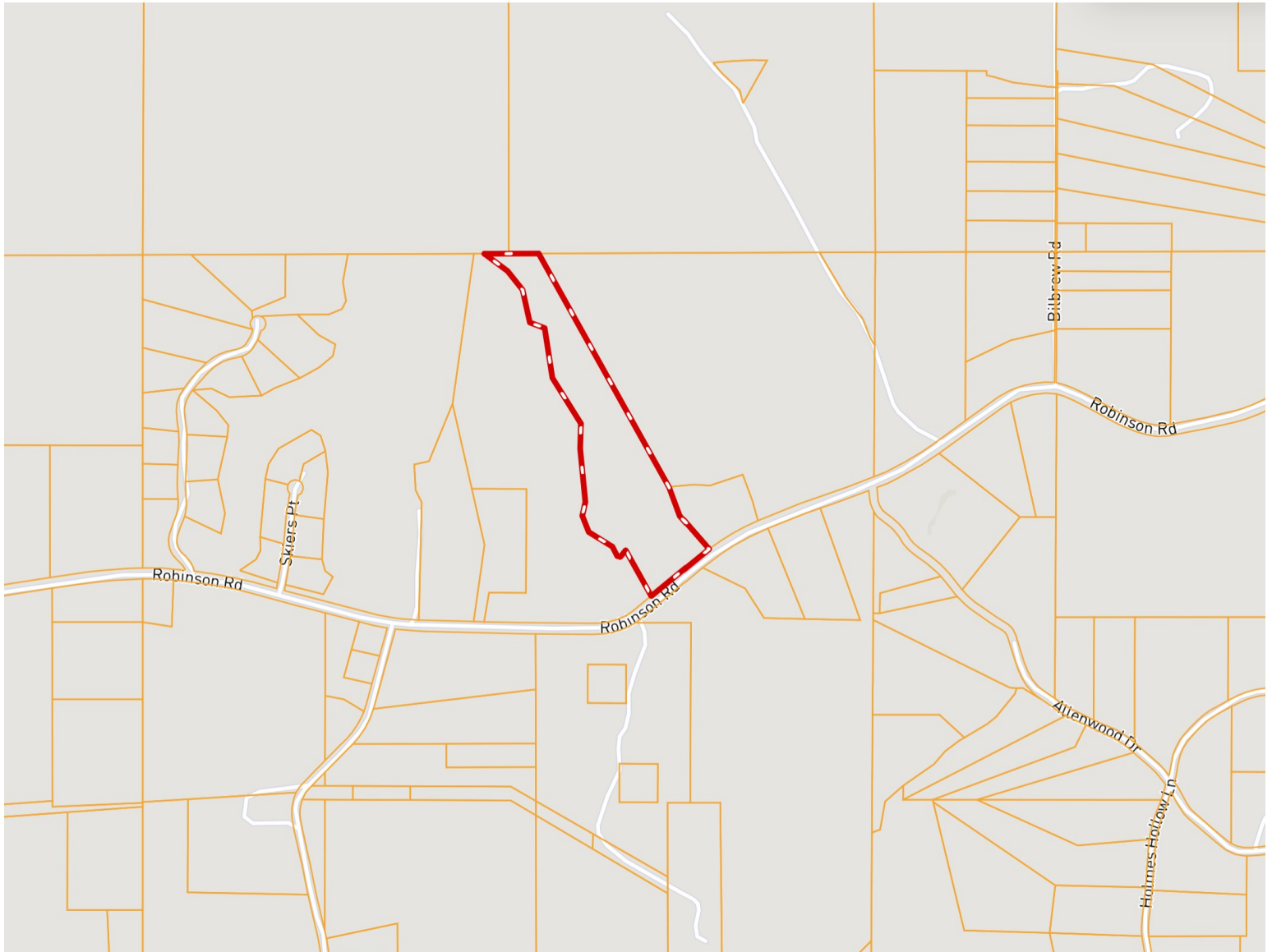
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OWNERSHIP MAP



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SOIL MAP



SOIL CODE	SOIL DESCRIPTION	ACRES	%	CPI	NCCPI	CAP
Ar	Ariel silt loam	18.73	76.17	0	76	2w
PoC2	Providence silt loam, 5 to 8 percent slopes, eroded	5.08	20.66	0	28	3e
SpD3	Smithdale-Providence complex, 8 to 12 percent slopes, severely eroded	0.5	2.03	0	57	6e
PoB2	Providence silt loam, 2 to 5 percent slopes, eroded	0.27	1.1	0	28	2e

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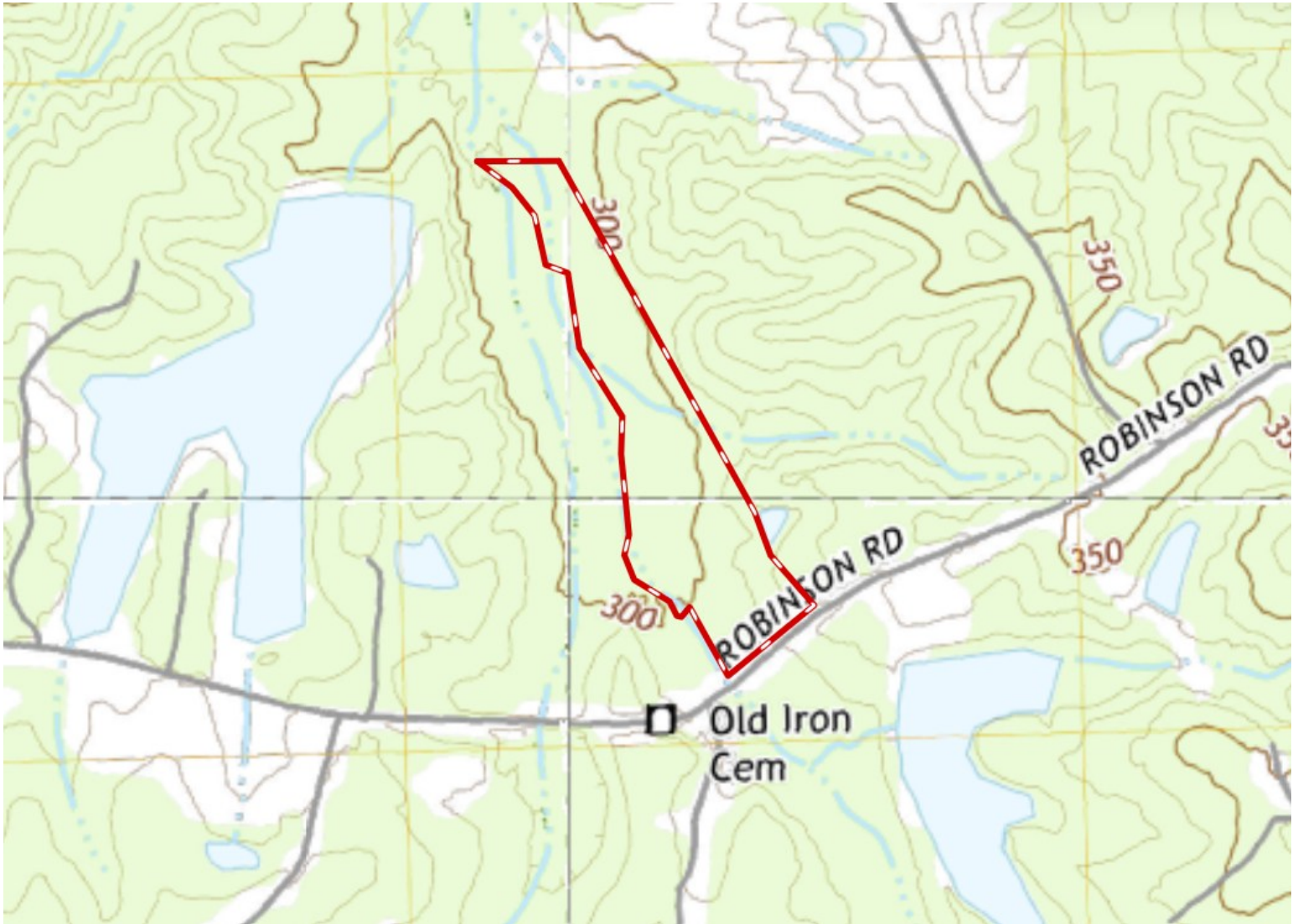
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TOPO MAP



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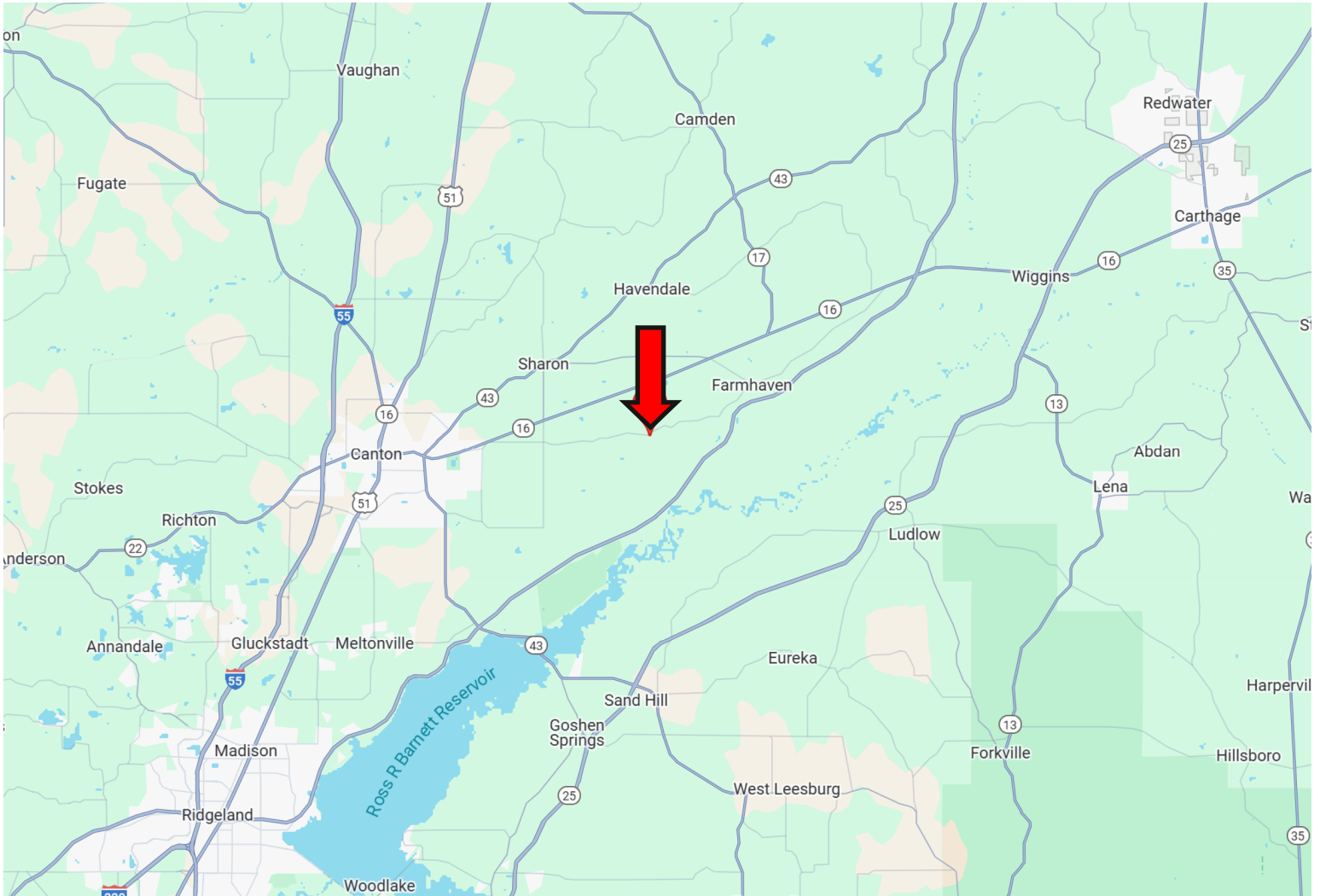
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DIRECTIONAL MAP



Directions from the intersection of Hwy 43 and Hwy 16 in Canton, MS: Travel on MS-16 E for approximately 5 miles. Turn right onto Robinson Rd. After approximately 1 mile, the property will be on your left. [GOOGLE MAP LINK](#)



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