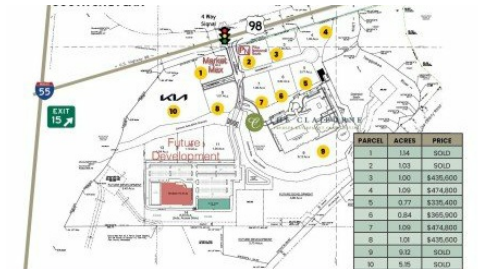


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\$435,600

For sale is a prime 1-acre commercial land parcel in McComb, MS, strategically located just off the I-55 south exit for \$435,600. This site offers exceptional visibility and high traffic counts, making it ideal for new businesses. Zoned as an Opportunity Zone, it promotes investment and growth, with direct access to I-55 ensuring excellent exposure. Comprehensive traffic data is readily available, and all necessary utilities are accessible, facilitating easy development. Situated near existing businesses and amenities, this land presents a fantastic opportunity for retail, restaurants, and service-oriented ventures. Don't miss the chance to establish your presence in this thriving area contact us today for more information or to schedule a viewing!



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