

126 Sumrall
Woodville, MS 39669



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MLS# 2025021966



\$209,000

GREAT INVESTMENT OPPORTUNITY IN WOODVILLE! Nestled just a stone's throw from Woodville's picturesque historic square, this 5.5-acre gem offers multiple income streams and endless possibilities. The property boasts two fully occupied homes with long-term tenants already in place, providing immediate rental income from day one. A bonus third structure - currently used for storage - offers potential for the right visionary buyer. Imagine converting it into a home office, workshop, or additional rental unit! Location is everything, and this property delivers. Just one mile from Woodville's charming downtown, you'll have effortless access to local restaurants, boutique shops, and essential groceries. Whether you're looking to: Generate passive rental income Create a multi-generational family compound Develop a strategic real estate investment This property checks all the boxes! The versatility is remarkable - live in one home, rent out the other, or keep both as income-producing assets. With established tenants and prime positioning, this is more than a property - it's a turnkey investment opportunity waiting to be seized. Don't miss your chance to own a piece of Woodville's real estate market. Schedule your viewing today and turn your property investment dreams into reality! Price: Attractively priced - serious inquiries



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Parish & County Properties LLC

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