

1830 Woodlawn Avenue

3.2± Acres

Yazoo City, MS



\$179,000



The Residence

1,427± Square Feet

Acreage in Town! This well-maintained 3-bedroom, 2-bath home offers the perfect blend of space, comfort, and convenience—all within the city limits. Tucked away in a peaceful and private setting, this property provides a rare sense of seclusion with the added security of a gated entrance at the driveway. The surrounding acreage creates a quiet retreat, offering plenty of space to relax and enjoy the outdoors.

Inside, the home features an inviting open floor plan where the den, kitchen, and separate dining area flow seamlessly together—creating a warm and functional space for both everyday living and entertaining. The split-bedroom layout provides added privacy, with the spacious primary suite tucked away on one side of the home, while the secondary bedrooms and bath are situated on the opposite side.

Throughout the home, you'll find low-maintenance flooring with no carpet, adding to its clean and updated feel. Lovingly cared for by the current owner, this property is move-in ready and offers a peaceful, private setting that's hard to find in town.



DAVID BELDEN
ASSOCIATE BROKER, ALC®
O: 601.898.2772 | C: 601.415.3884
DBelden@TomSmithLand.com

HALEY BELDEN
REALTOR®
O: 601.898.2772 | C: 601.209.2310
Haley@TomSmithHomes.com

Expect More. Get More.

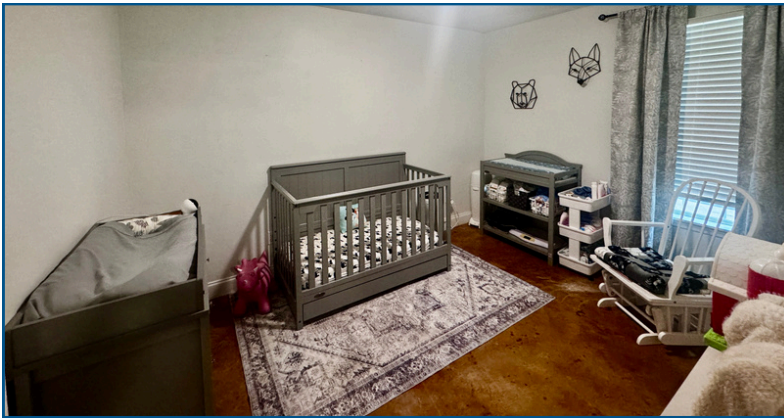
The Real Estate Experts You Can Trust!

601.898.2772 | TomSmithLandandHomes.com

Information is believed to be accurate but not guaranteed.



The Residence



DAVID BELDEN
ASSOCIATE BROKER, ALC®
O: 601.898.2772 | C: 601.415.3884
DBelden@TomSmithLand.com

HALEY BELDEN
REALTOR®
O: 601.898.2772 | C: 601.209.2310
Haley@TomSmithHomes.com

Expect More. Get More.

The Real Estate Experts You Can Trust!

TomSmithLandandHomes.com

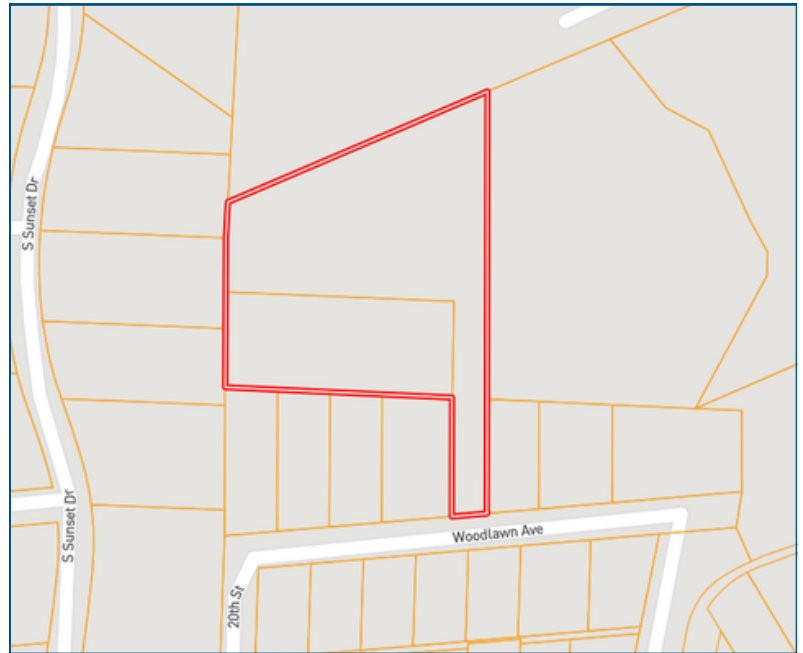
Information is believed to be accurate but not guaranteed.



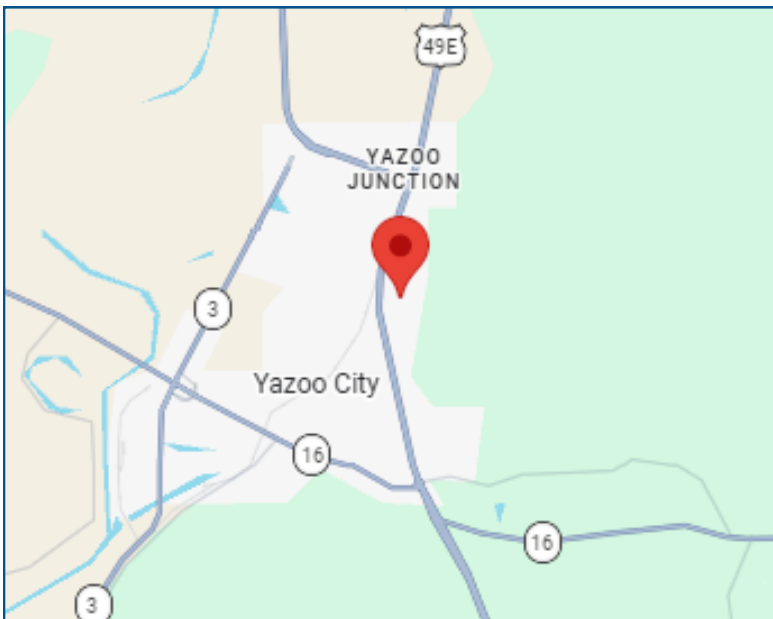
Maps



[VIEW INTERACTIVE MAP](#)



[VIEW INTERACTIVE MAP](#)



From Highway 49, take the exit toward Yazoo City and head east into town. Continue straight as you come into the downtown area, following the main road (often called Broadway Street). After a short drive, turn left onto Woodlawn Avenue. Stay on Woodlawn Avenue for a few blocks, and 1830 Woodlawn Avenue will be on your right.



DAVID BELDEN
ASSOCIATE BROKER, ALC®
O: 601.898.2772 | C: 601.415.3884
DBelden@TomSmithLand.com

HALEY BELDEN
REALTOR®
O: 601.898.2772 | C: 601.209.2310
Haley@TomSmithHomes.com

Expect More. Get More.

TomSmithLandandHomes.com

The Real Estate Experts You Can Trust!

Information is believed to be accurate but not guaranteed.

