



SMALLTOWN
HUNTING PROPERTIES
& REAL ESTATESM

**10464 EUREKA ROAD
PANOLA COUNTY, MS**

\$259,000



OFFICE (662) 238-4077 | WWW.SMALLTOWNPROPERTIES.COM

10464 EUREKA ROAD

PROPERTY PROFILE

LOCATION:

- 10464 Eureka Road
Courtland, MS 38620
- Panola County
- 10± Miles SE of Batesville
- 10± Miles E of Pope
- 16.1± Miles NW of Water Valley
- 28.4± Miles SW of Oxford

PROPERTY USE:

- Residential
- Investment

TAX INFORMATION:

- 2024 Taxes: \$1,383.84
- Parcel #: 122210000000000601

PROPERTY INFORMATION:

- 1± Acre Corner Lot
- 1,500± SqFt Home
 - 3 Bedrooms/2 Baths
 - Metal Roof
- 2-Car Carport
- Covered Front Porch
- Spacious Back Deck
- Above Ground Swimming Pool
- 24' x 30' Metal Shop with Power
- Storage Shed
- Utilities Available
- South Panola School District

COORDINATES:

- 34.22895, -89.8251



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HUNTER ROBISON

LAND SPECIALIST

C: 662-816-7987

O: 662-238-4077

hrobison@smalltownproperties.com

50 CR 401 - Oxford, MS 38655

smalltownproperties.com

Information is believed to be accurate but not guaranteed.

WELCOME TO 10464 EUREKA ROAD

WELCOME TO THIS BEAUTIFULLY UPDATED HOME ON A 1± ACRE CORNER LOT IN PANOLA COUNTY, MISSISSIPPI! Offering 1,500± square feet of comfortable living space, this move-in-ready home features three bedrooms and two bathrooms with modern updates throughout. Hardwood flooring flows through the main living areas, while the bedrooms offer comfortable carpet. A one-year-old HVAC system provides added efficiency and peace of mind.

Outside, you'll enjoy a welcoming covered front porch, a spacious back deck overlooking an above-ground swimming pool, a two-car carport, a durable metal roof, a 24' x 30' metal shop with power, and an additional storage shed for all your storage needs.



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MORE ABOUT 10464 EUREKA ROAD

Conveniently located just 10± miles southeast of Batesville, 10± miles east of Pope, 16.1± miles northwest of Water Valley, and only 28.4± miles southwest of Oxford, this property offers the perfect balance of peaceful country living and easy access to nearby communities. The home is serviced by LoveJoy Water Association and Tallahatchie Valley EPA and is located within the highly sought-after South Panola School District.

Whether you're searching for your first home, a place to raise a family, or a quiet country setting, this property is one you won't want to miss!

**Contact Hunter Robison today to schedule a private showing
and make 10464 Eureka Road your new address!**



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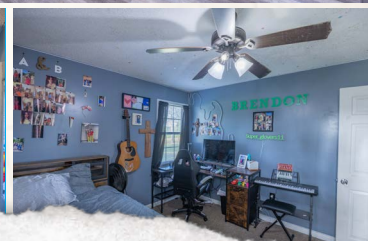
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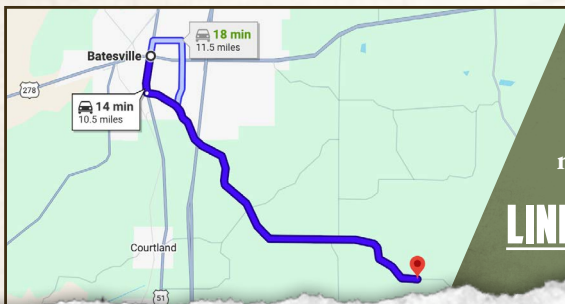
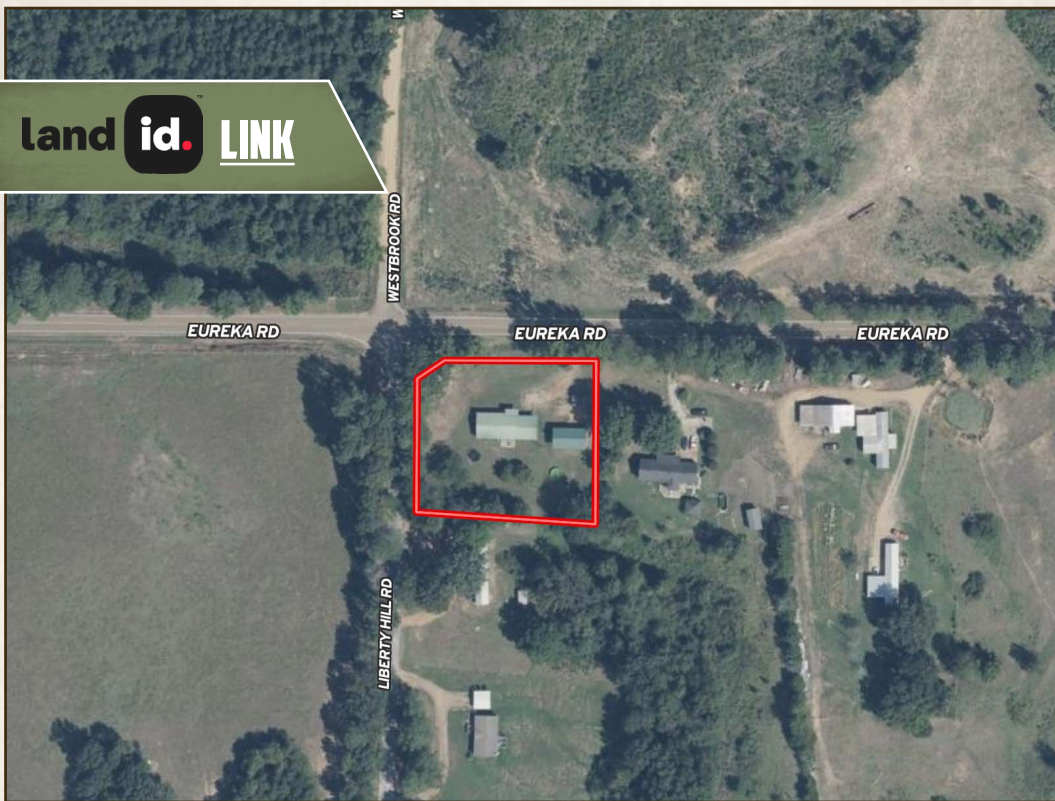
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land **id.** LINK

Directions From Batesville, MS:
Travel south on US-51 for 1 mile. Turn
left onto Eureka Road and continue 9.5
miles to the property on the right.

LINK TO GOOGLE MAP DIRECTIONS



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