



Prime Commercial Opportunity: Former Agricultural Supply Store with Endless Potential! Discover the perfect investment at 600 Chickasawhay St., Waynesboro, MS. Previously serving as East Mississippi's go-to Agricultural Supply Store, this property boasts 1.37 acres of prime retail space strategically situated with frontage on three streets and ICCRR railroad access. Spanning across two buildings totaling 12,900 sq ft, the main building features a versatile retail store with attached office space, greenhouse for seasonal plants and vegetables, fully equipped bathroom, feed scales, extensive retail shelving, and a spacious warehouse area with delivery docks and concrete flooring, perfect for heavy equipment operations and truck loading. The sale also includes essential agricultural equipment, enhancing the value proposition. Additionally, a large metal building, formerly utilized for custom fertilizer and livestock feed mixing, offers loading docks and covered breezeway access for grain and fertilizer trucks, providing added convenience and functionality. With 525 ft of blacktop road frontage on Chickasawhay St. and 150 ft frontage on intersecting roads, plus ample off-street parking along the Chickasawhay side, this property offers exceptional visibility and accessibility for various business ventures. Now owned by a bank, this property presents an incredible opportunity for savvy investors and entrepreneurs alike.

600 Chickasawhay Street, Waynesboro, MS

31.672670, -88.644660 GPS



\$299,000

1.37± Acres
MLS #140910



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