

MADISON, MS RELOCATION GUIDE

COURTESY OF DONNA TAYLOR,
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WELCOME TO MADISON, MS

YOUR SMARTEST INVESTMENT IN MISSISSIPPI REAL ESTATE

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WHERE TO LIVE

WHAT IS MOST IMPORTANT TO YOU? DO YOU WANT TO LIVE IN A SMALL NEIGHBORHOOD OR A MASTERPLANNED COMMUNITY? DO YOU LIKE A SMALL URBAN YARD, OR DO YOU WANT ACREAGE WITH ROOM TO ROAM? NEED TOP RATED SCHOOLS? DO YOU NEED TO BE CLOSE TO GROCERY AND ENTERTAINMENT, OR DO YOU LIKE TO BE A BIT FURTHER AWAY FROM TOWN?

WATCH MY YOUTUBE VIDEO TO LEARN MORE LIVING IN MADISON, MS.

WWW.YOUTUBEMADISONMS.COM

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A black and white photograph of a classroom with rows of desks and chairs. A semi-transparent blue rectangle is overlaid on the image, containing white text. In the bottom left corner, there is a small logo for a real estate agent, and in the bottom right corner, there is a website URL.

LEARN MORE ABOUT SCHOOLS

**WE'VE CREATED A LIST TO THE
RATINGS OF ALL THE PUBLIC
SCHOOLS AROUND MADISON
(MOST GET A 10 OUT OF 10) BY
[GREATSCHOOLS.ORG](https://www.greatschools.org).**

**WANT TO LIVE IN A GATED
COMMUNITY?**

**WE'VE CREATED A LINK TO SOME
THE HOMES IN MADISON, MS FOR
YOU! HERE'S THE LINK FOR GATED
NEIGHBORHOODS IN MADISON**

HOT NEIGHBORHOODS



LUXURY

Check out Reunion, it's consistently rated the nicest in the City! Think Country Club Lifestyle



LAKE LIFE

If you're looking for Big Lake and Urban design, check out Lost Rabbit



MASTER-PLANNED

Large community (over 1,900 homes) on a golf course, with lots of amenities and a lake



3 PRICE POINTS IN MADISON, MS

\$250K- \$350K

Gets you a 3 bed, 2 bath move in ready home around 1,500-1,700 sq feet

\$450K- \$550K

Expect a 4 bedroom, 3 bath house with a quarter acre lot and 2,000 sq feet

\$650K- \$750K

4 bedrooms + designer home in the best neighborhoods in any part of Madison. 2,500 sq feet +

A photograph of a park with autumn foliage and people walking on a path. The image is split vertically. The left half shows a park scene with trees having yellow and orange leaves, a paved path, and several people walking. The right half is a dark blue overlay containing white text.

BENEFITS OF LIVING IN SMALLTOWN MADISON, MS

- Major airport 30 minute drive (JAN)
- Far less traffic than other major southern cities like Atlanta and Dallas
- Plenty of shopping, dining and things to do
- Less than 3 hour drive to Memphis, New Orleans and the MS/AL Gulf Coast
- Cost of living here is very reasonable
- Jobs are plentiful
- Modest tax rates (around .8%)
- Household Income is \$130k annually (nearly double the national average)
- Madison population ~ 30,000 people
- 95% of Madison residents own their home



AVOID THESE RELOCATING BUYER MISTAKES

- Do not think you can rent first then buy, Madison doesn't have any apartment complexes (the Mayor of over 40 years will not allow that!)
- Spend 48 hours driving around to get to know what part of Madison you'd like to live
- Be sure to ask about the commute if you're driving into Jackson every day, the west side of Madison can be heavy traffic in the morning
- Interview your agent before you look at homes, make sure they live and work in Madison and really know the neighborhoods
- Be realistic about your criteria, inventory can be rather low on the best homes!

HOSPITALS

WE HAVE SEVERAL MAJOR
HOSPITAL LESS THAN 30
MINUTE DRIVE FROM
MADISON:

MS BAPTIST MEDICAL CENTER
UNIVERSITY OF MS MEDICAL CENTER
ST. DOMINIC HOSPITAL
VA HOSPITAL

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ABOUT THE AUTHOR

Donna Taylor: Your Local Expert

As a native Mississippian and a proud resident of Madison for 30 years, I offer clients a unique combination of deep local knowledge and high-level financial expertise. I don't just sell homes here; I live, work, and raise my family here. Before becoming a licensed REALTOR® 10 years ago, I spent 15 years as a CPA in the commercial real estate world. This background means I bring a sharp, analytical approach to residential real estate, ensuring your purchase or sale is handled with professional due diligence.



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