

Mantee 21 Prime
Mantee Road
Mantee, MS 39751

\$98,000
21± Acres
Webster County



Mantee 21 Prime
Mantee, MS / Webster County

SUMMARY

Address

Mantee Road

City, State Zip

Mantee, MS 39751

County

Webster County

Type

Recreational Land, Undeveloped Land, Timberland, Lot, Business Opportunity

Latitude / Longitude

33.7283 / -89.069571

Taxes (Annually)

446

Acreage

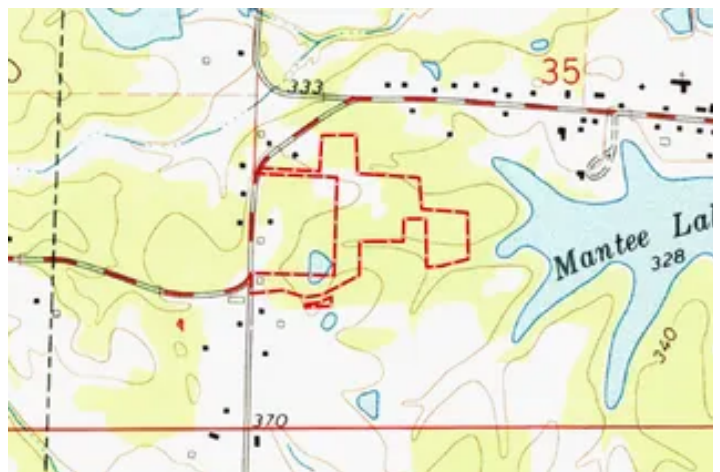
21

Price

\$98,000

Property Website

<https://www.mossyoakproperties.com/property/mantee-21-prime-webster-mississippi/39384/>



PROPERTY DESCRIPTION

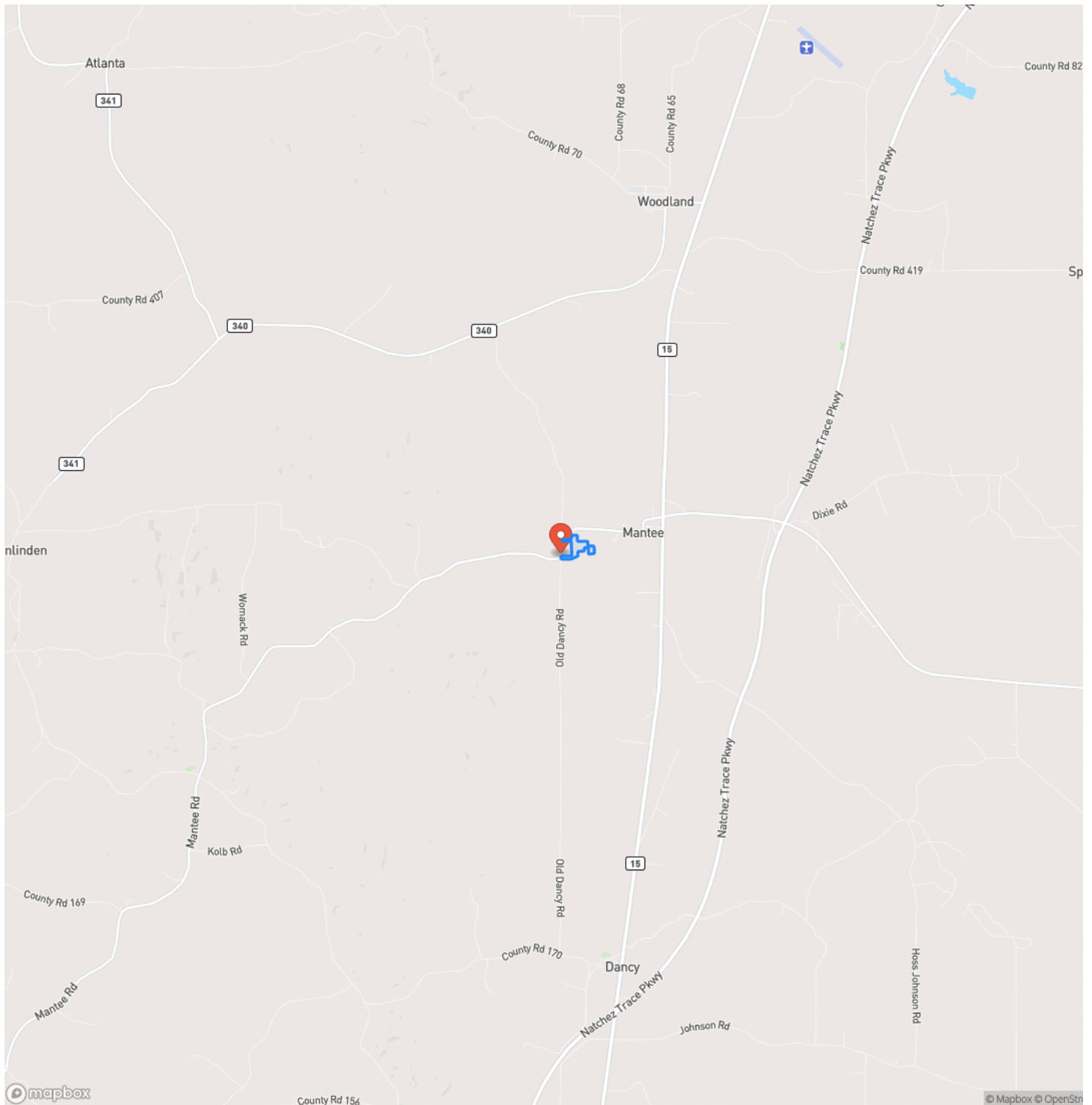
A beautiful 21+/- acres available to you in Webster County, MS all within the city limits of Mantee!! Don't let the layout of this property fool you. There are multiple sites to build a nice home place, and enjoy the small town city life! Great topography with zero wet areas. Approximately 1250' of frontage along the quiet and remote Hunter's Run Road. With the right vision this property could easily be developed into 4 or 5 really nice lots! Owner is willing to divide property if buyer is willing to pay for survey. Did I mention this property is all located in the East Webster School District making all students eligible for the Sumner Grant?? This is a very sought after school district, and a tremendous benefit to getting your children a great education without breaking the bank! Let's get together and take a look at this property in person Call Dustin Pope [601-575-5566](tel:601-575-5566) !!



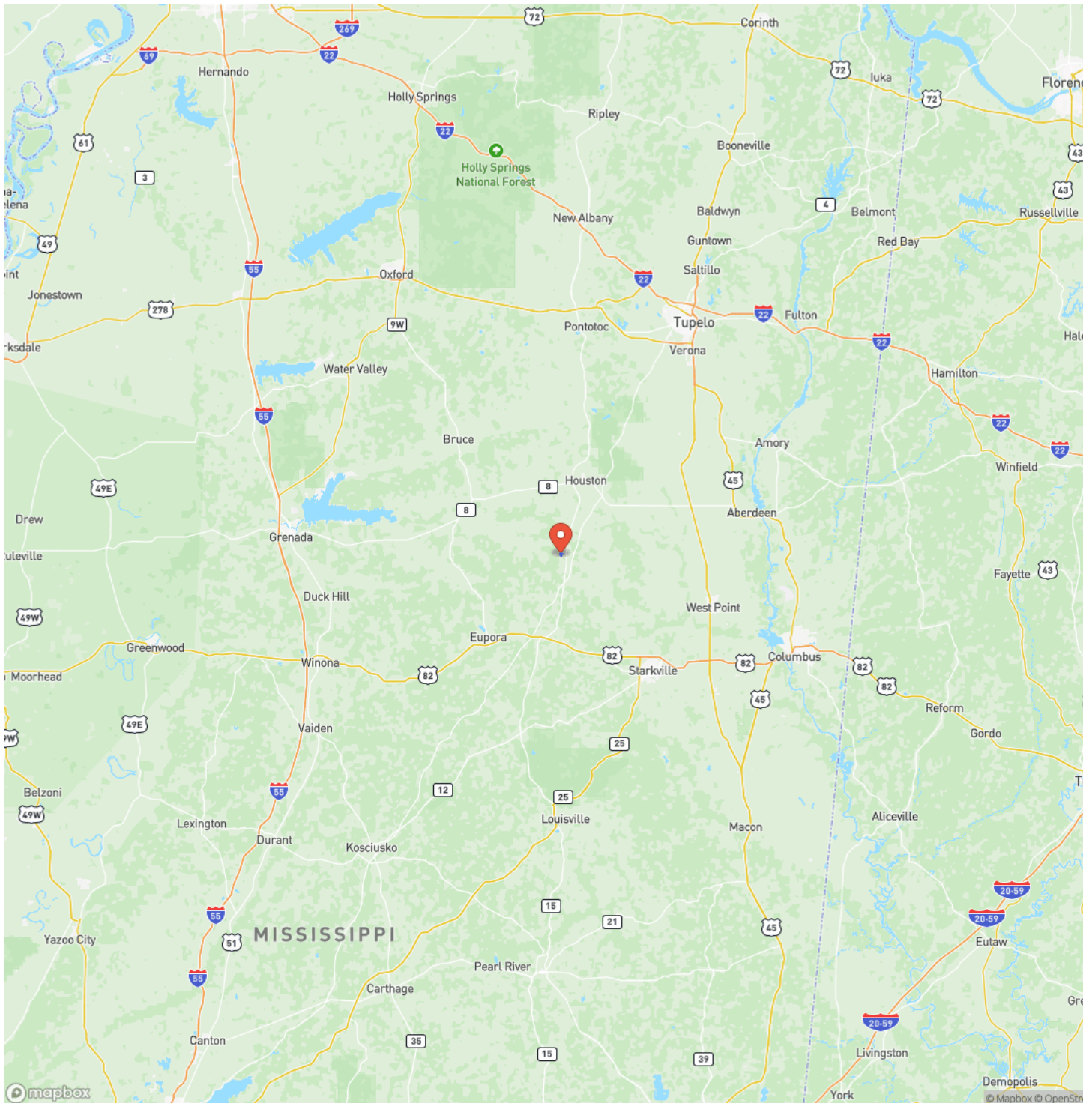
Mantee 21 Prime
Mantee, MS / Webster County



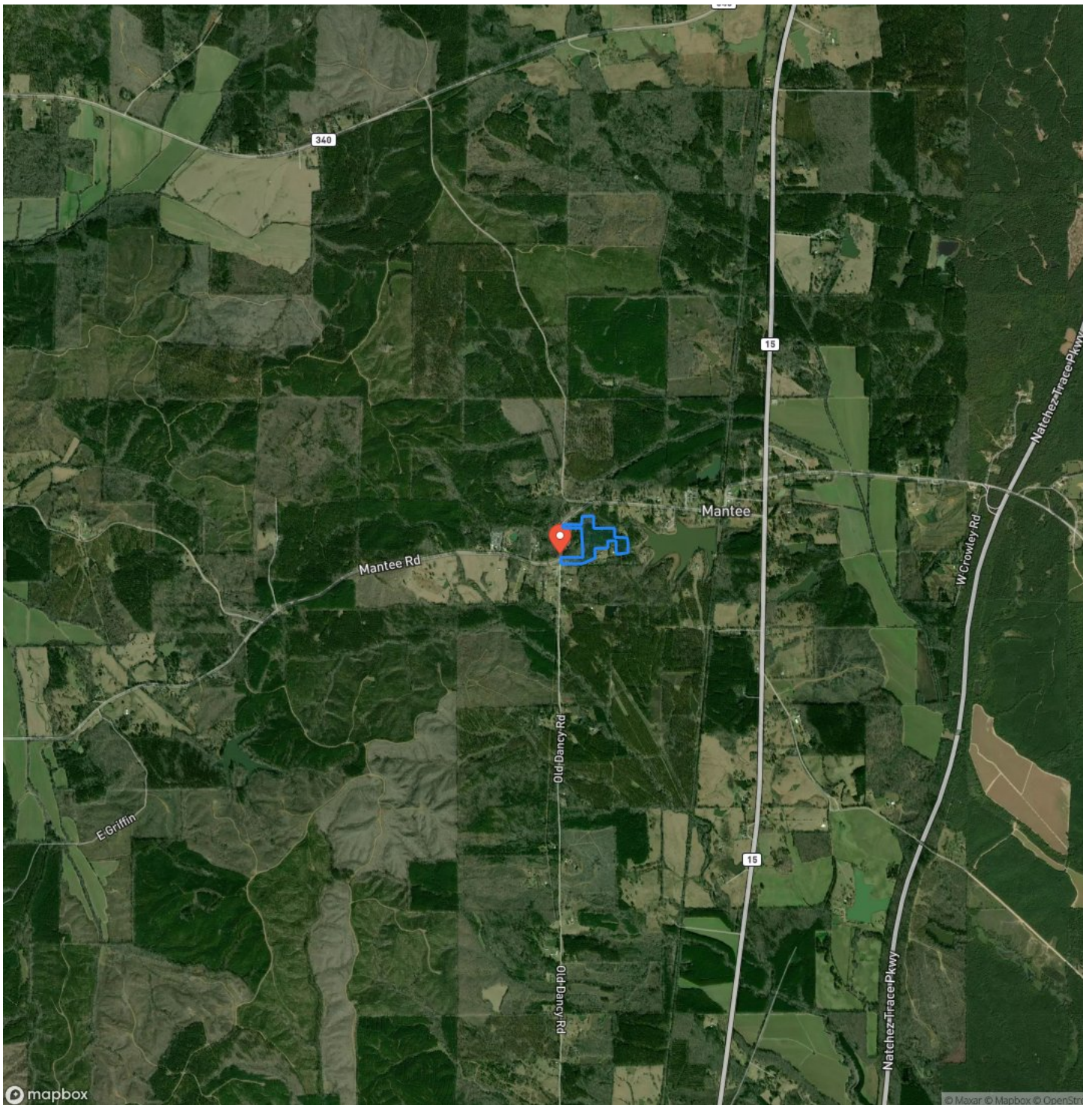
Locator Map



Locator Map



Satellite Map



Mantee 21 Prime
Mantee, MS / Webster County

LISTING REPRESENTATIVE

For more information contact:



Representative

Dustin Pope

Mobile

(601) 575-5566

Office

(662) 495-1121

Email

dbrettpope@yahoo.com

Address

128 W Franklin Street

City / State / Zip

Carthage, MS 39051

NOTES



MORE INFO ONLINE:

MossyOakProperties.com

[illegible]

DISCLAIMERS

Information in this brochure is provided solely for information purposes and does not constitute an offer to sell or advertise real estate outside the states in which broker or agent licensed. The information presented has been obtained from sources deemed to be reliable, but is not guaranteed or warranted by the agent, broker, or the sellers of these properties. This offering is subject to errors, omissions, prior sale, price change, correction or withdrawal from the market without notice. All references to age, square footage, income, expenses, acreage, carrying capacity, and land classification, etc. are approximate. Prospective buyers are chargeable with and expected to conduct their own independent investigation of the information and the property and to rely only on those results. Sellers reserve the right to accept or reject any and all offers without liability to any buyer or cooperating broker.

Maps are provided for illustration purposes only, the accuracy is not warranted. Parcels on interactive maps are not adjusted to match aerial backgrounds. This information is for reference purposes only and is not a legal document. Data maps contain errors. The seller and seller's agent are making known to all potential buyers that there may be variations between the location of the existing fence lines and the legal description of the deeded property. Seller and seller's agent make no warranties with regard to the location of the fence lines in relationship to the deeded property lines, nor does the Seller make any warranties or representations with regard to the specific acreage contained within the fenced property lines. Seller is selling the property in an "as is" condition, which includes the location of the fences as they exist. Boundaries shown on the accompanying maps are approximate, based on county parcel data. The maps are not to scale. The accuracy of the maps is not guaranteed. Prospective buyers are encouraged to verify fence lines, deeded property lines and acreages using a licensed surveyor at their own expense.



Mossy Oak Properties Bottomland Real Estate

639 Commerce Street
West Point, MS 39773
(662) 495-1121
MossyOakProperties.com

