

HOME SITES | RECREATION | HUNTING | TIMBERLAND

55± ACRES IN NESHOPA COUNTY, MISSISSIPPI



\$143,000

Check out this versatile 55± acre property in Neshoba County, just 10 miles north of Philadelphia, Mississippi. With mostly pine timber and two small hardwood areas, it features frontage along two paved county roads and offers excellent topography for potential home sites. Deer signs were noted throughout the tract, and there's even a small pond that provides additional recreational opportunities. Utilities are conveniently available along the frontage of County Road 832 and County Road 585. This property is brimming with potential and awaits someone with a vision.



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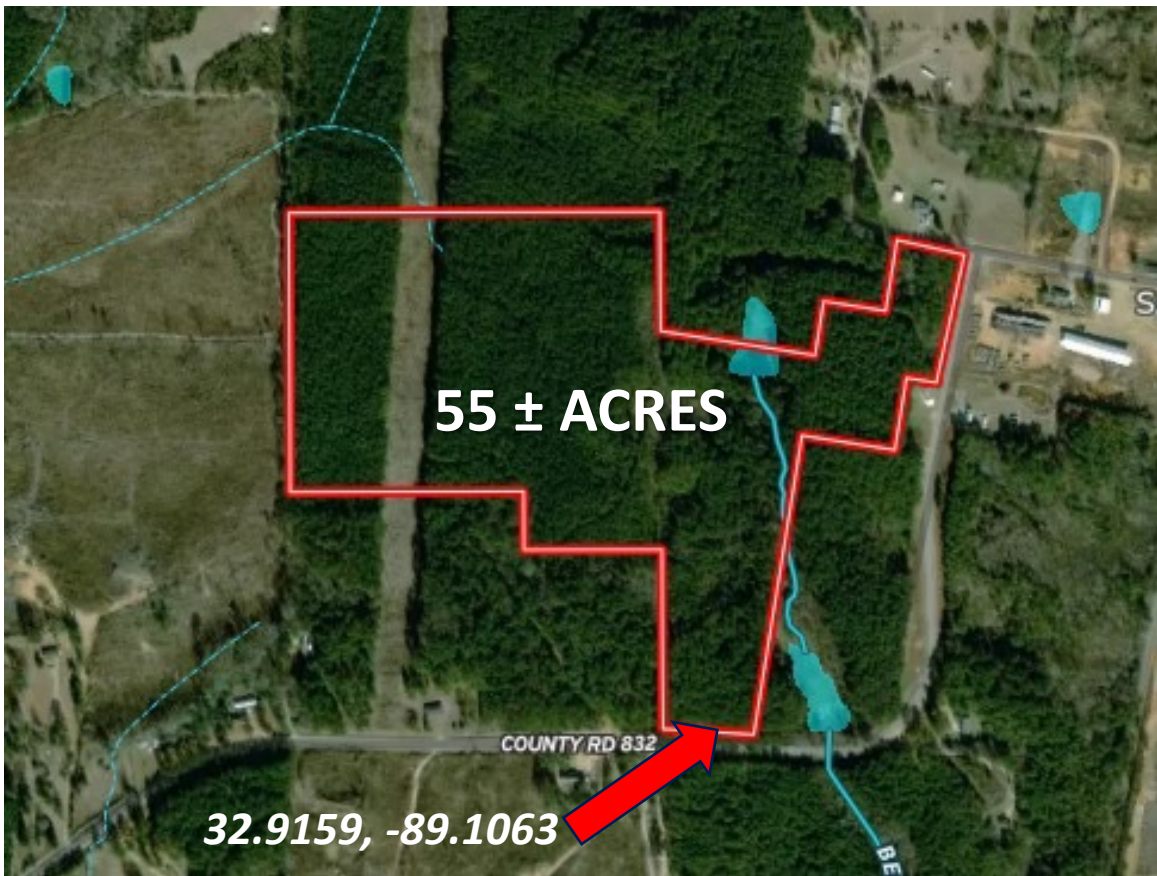
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AERIAL MAP



[CLICK HERE FOR AN INTERACTIVE MAP LINK](#)

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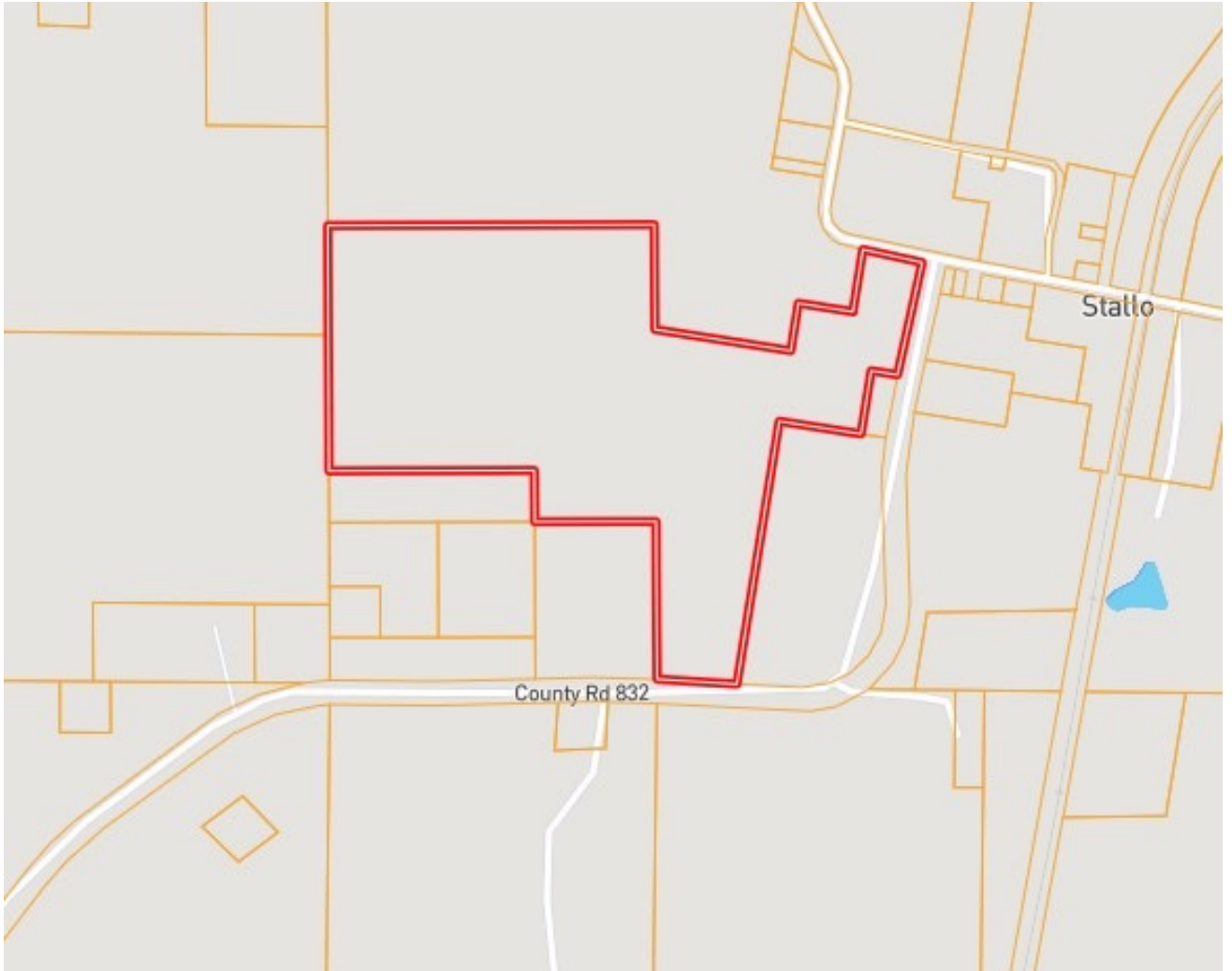
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OWNERSHIP MAP



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TOPO MAP



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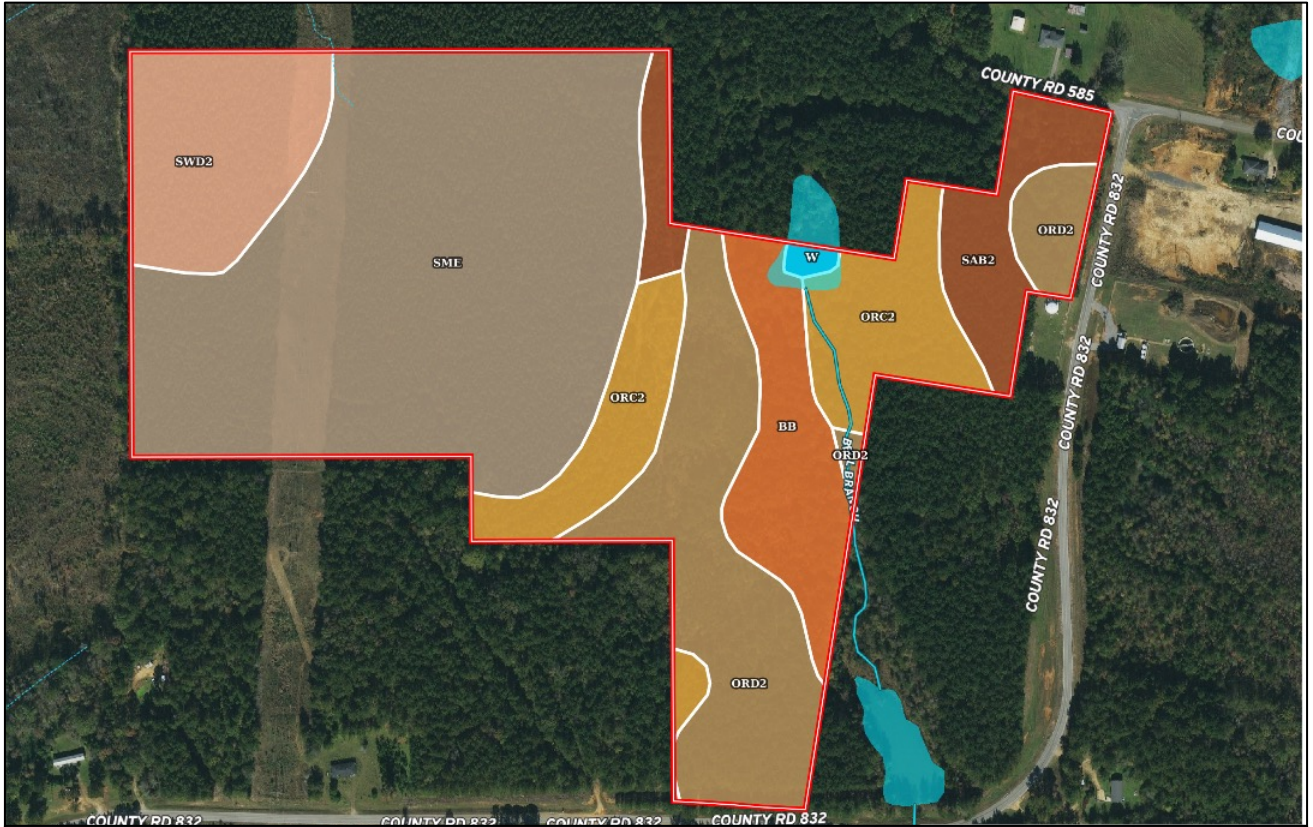


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SOIL MAP



SOIL CODE	SOIL DESCRIPTION	ACRES	%	CPI	NCCPI	CAP
SmE	Smithdale fine sandy loam, 12 to 17 percent slopes, eroded	24.11	44.48	0	66	6e
OrD2	Ora fine sandy loam, 8 to 12 percent slopes, eroded	9.7	17.89	0	41	4e
OrC2	Ora fine sandy loam, 5 to 8 percent slopes, eroded	6.64	12.25	0	39	3e
SwD2	Sweatman silt loam, 8 to 17 percent slopes, eroded	5.31	9.8	0	70	6e
Bb	Bibb sandy loam, 0 to 2 percent slopes, occasionally flooded	4.37	8.06	0	54	4w
SaB2	Savannah silt loam, 2 to 5 percent slopes, eroded	3.86	7.12	0	29	2e
W	Water	0.22	0.41	0	-	-

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INFRARED MAP



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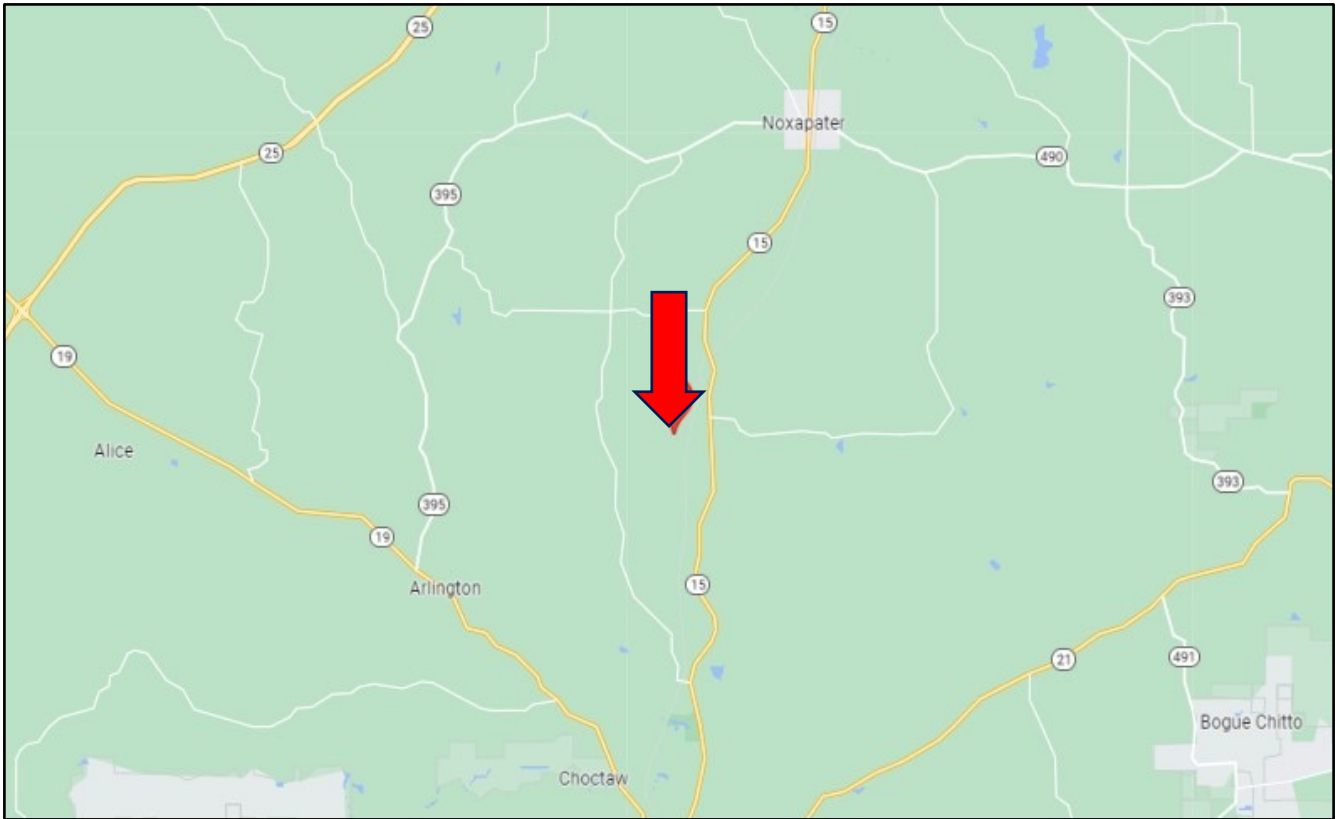


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DIRECTIONAL MAP



Directions from the intersection of Hwy 15 and CR 832 in the Stallo Community:
Travel west on CR 832 for ½ mile to property frontage on CR 832 and CR 585 on the left and marked with a sign. Turn left and travel ½ mile down CR 832 to reach additional frontage along CR832 also marked with a sign.

[GOOGLE MAP LINK](#)



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