

# 5.2+/- ACRE MINI-FARM IN WEBSTER COUNTY, MS



**\$40,000**

Are you looking for the ideal spot to build your dream home in the country? This 5.2± acres in Webster County, MS, might be just what you're searching for. Located in Mantee, MS, the property is ready for building, with approximately 240 feet of road frontage on Savannah Lake Road. Power, water, and internet are already in place. Tracts of this size with all utilities are hard to come by. To schedule a private showing, call or text Walker! Additional Acreage Available.



**WALKER  
TRANUM**  
REALTOR®

Office: 662.268.6333

Cell: 662.769.1442

Walker@TomSmithHomes.com



Expect More. Get More.

**A Real Estate Expert You Can Trust**

TomSmithLandandHomes.com

Information is believed to be accurate but not guaranteed.







## A Real Estate Expert *You Can Trust!*

**WALKER TRANUM**

REALTOR®

O: 662.268.6333 C: 662.769.1442

Walker@TomSmithHomes.com

TomSmithLandandHomes.com



Expect More. Get More.





# Aerial Map



Click [Here](#) for an Interactive Map Link

A Real Estate Expert  
*You Can Trust!*

**WALKER TRANUM**

REALTOR®

O: 662.268.6333 C: 662.769.1442

Walker@TomSmithHomes.com

TomSmithLandandHomes.com

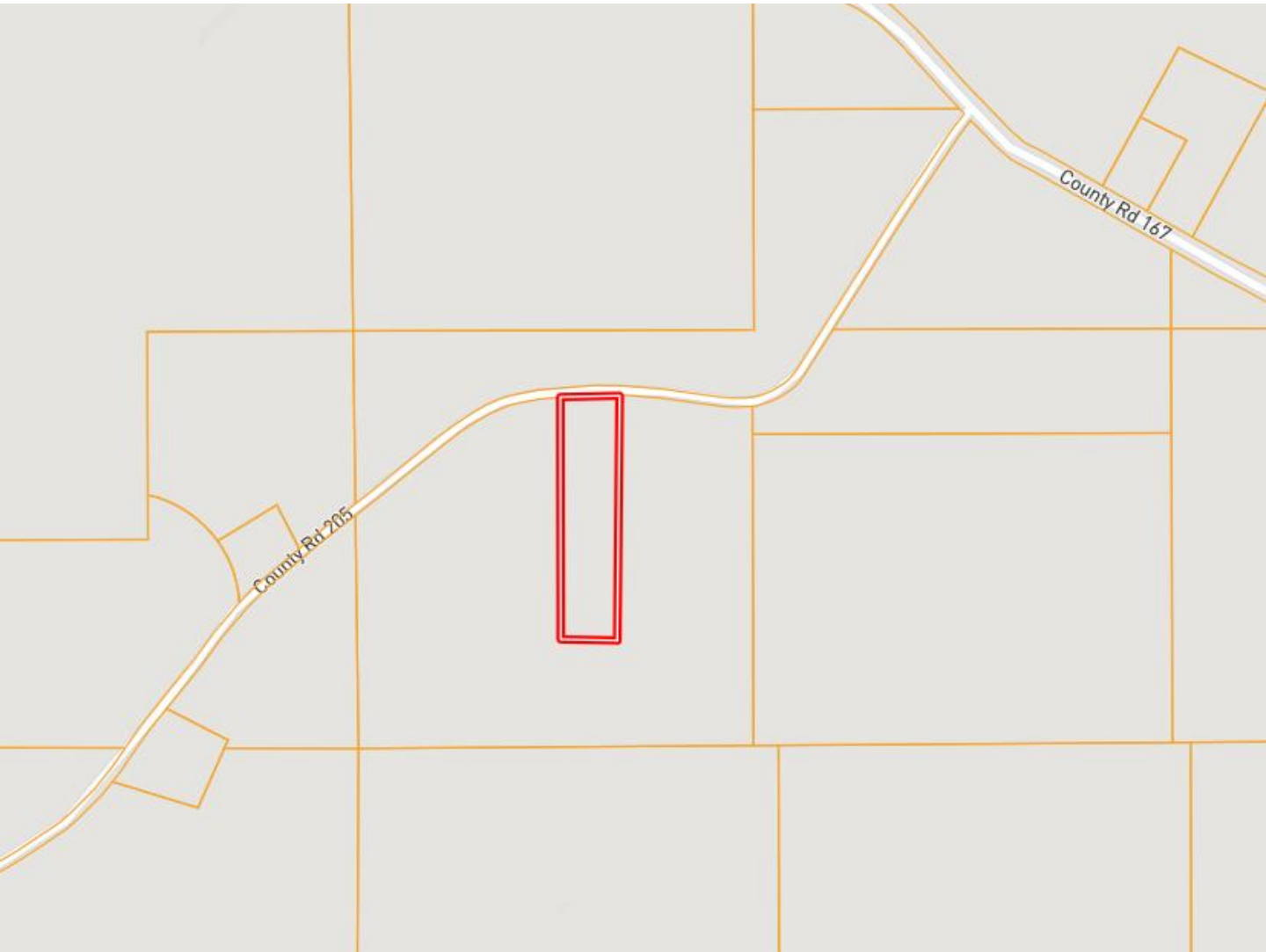


Expect More. Get More.



Information is believed to be accurate but not guaranteed.

# Ownership Map



**A Real Estate Expert**  
*You Can Trust!*

**WALKER TRANUM**

REALTOR®

O: 662.268.6333 C: 662.769.1442

Walker@TomSmithHomes.com

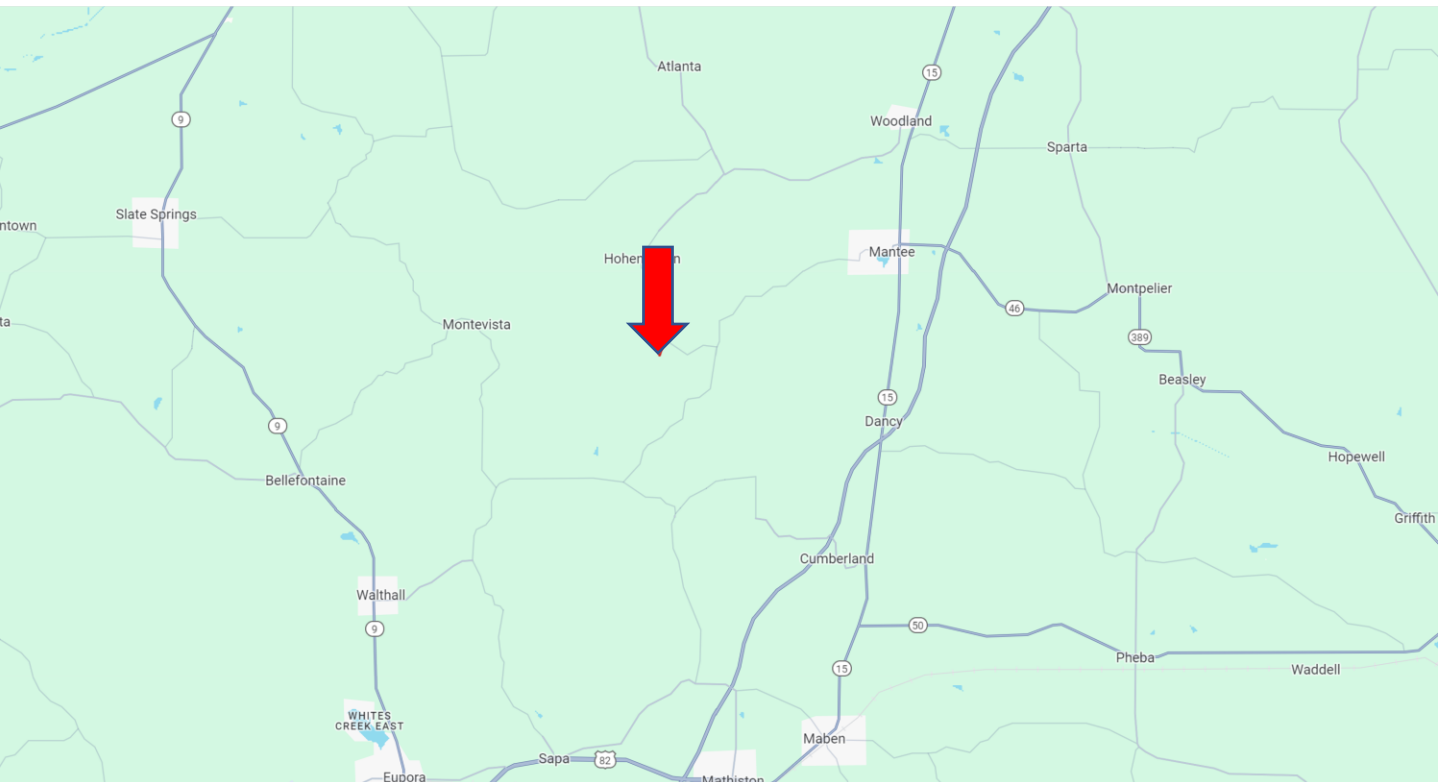
TomSmithLandandHomes.com



Expect More. Get More.



# Directional Map



**Directions from Hwy 15 in Mantee, MS:** Turn onto Main Street towards First Street and travel 1.3 miles. Continue onto Mantee Road for 4.4 miles. Turn right onto Hohenlinden Road and travel 1.4 miles. Turn left onto Savannah Lake Road. After 0.4 miles, the property will be on your left. [Google Map Link](#)



**WALKER  
TRANUM**  
REALTOR®

Office: 662.268.6333

Cell: 662.769.1442

[Walker@TomSmithHomes.com](mailto:Walker@TomSmithHomes.com)



Expect More. Get More.

**A Real Estate Expert You Can Trust**

[TomSmithLandandHomes.com](http://TomSmithLandandHomes.com)

Information is believed to be accurate but not guaranteed.

