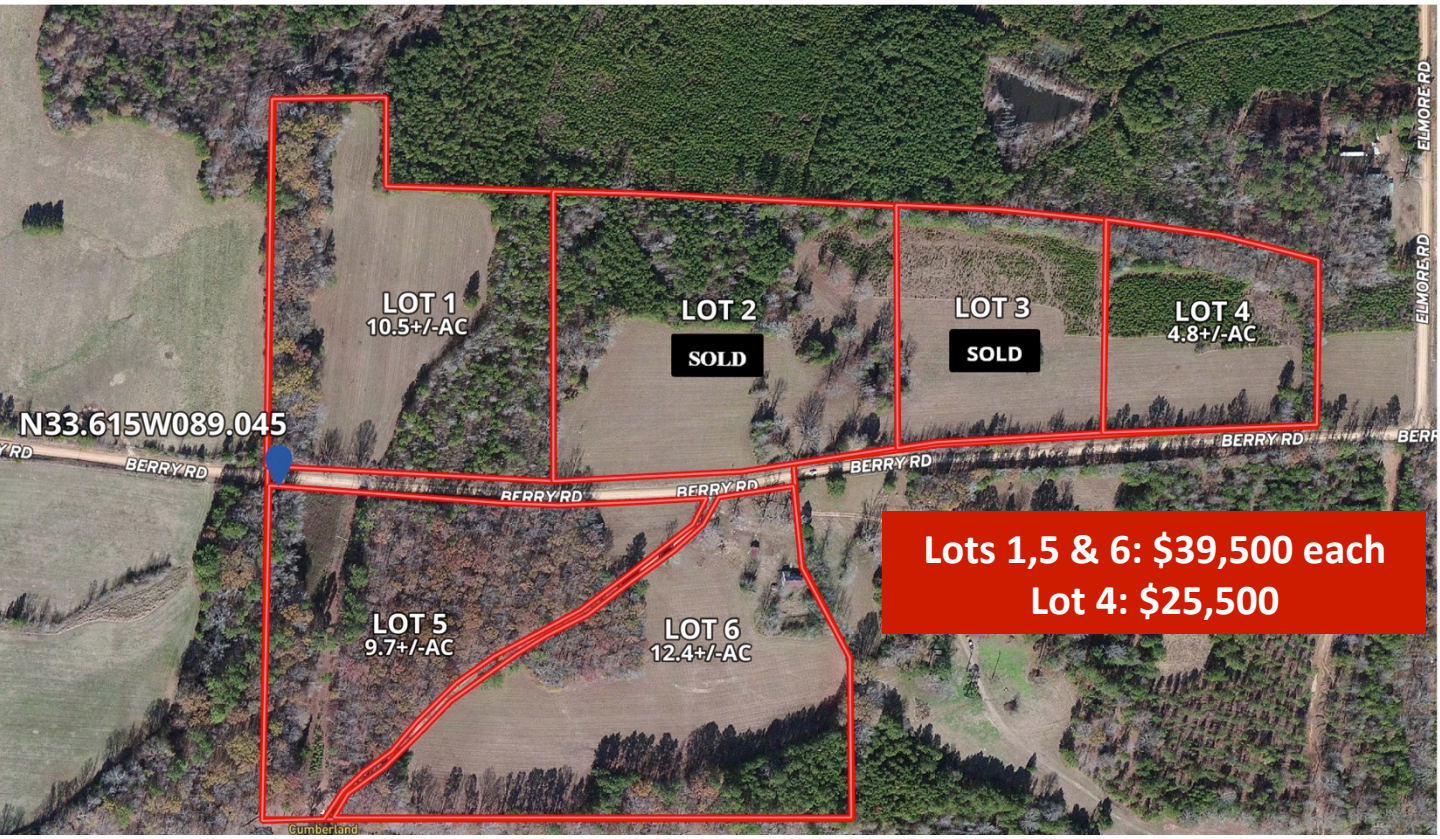
Large Residential Lots in East Webster, MS
6 to 12 Acre Lots



- Beautiful Residential Lots in Cumberland, MS
- Only 25 Minute Drive from Starkville
- 2.5 Miles from East Webster High School
- Lots from 4.8 +/- Acre To 12.4 +/- Acre
- Community Water and Utilities Available
- Gravel Frontage on Berry Road

Big and beautiful residential lots in the East Webster School District of Webster County, MS. East Webster is one of the top school districts in the state and these lots are only 2.5 miles away from the high school. There are only 4 lots left, all with great home sites, and they are going quick. From 4.8 +/- acres up to 12.4 +/- acre lots, with open ground and wooded areas. These lots are located just 1.5 miles east of Hwy. 15 on Berry Road, with gravel frontage. All utilities are available. Additional land is available.
Directions: From the intersection of Hwy 50 and Hwy 15, drive north on Hwy 15 for 1.5 mi., turn right onto Berry Rd. Drive 1.5 miles to the property on both sides of road.

call me today!
BO BURKES, ALC, MANAGING BROKER
Bo@TomSmithLand.com
662.268.6333 office | 601.416.1808 cell
135 Jefferson Street | Starkville, MS 39759

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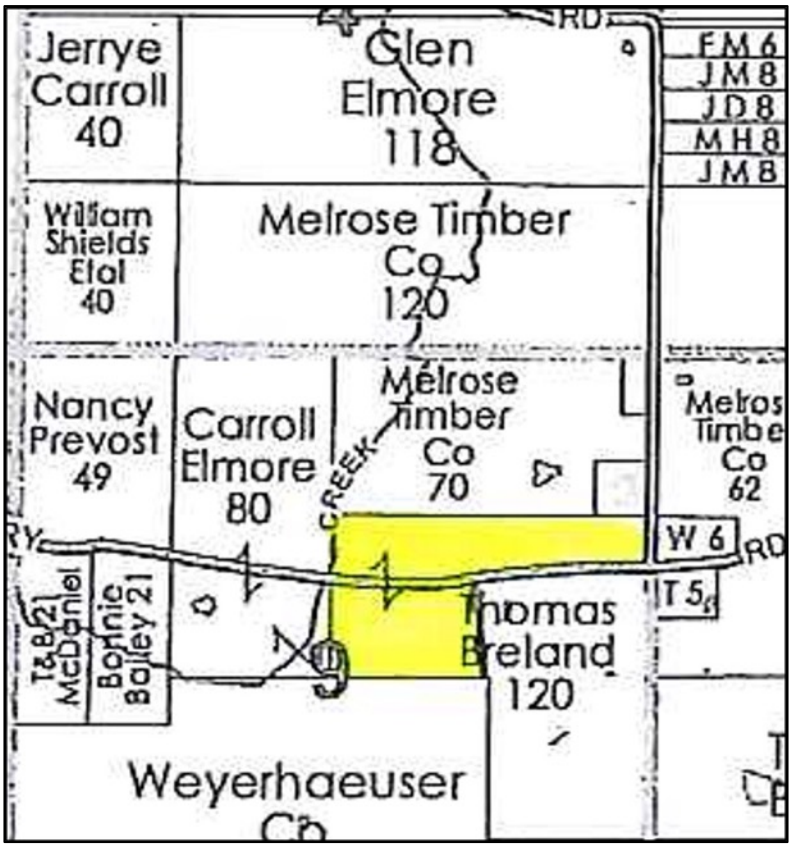
Ownership Map



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Aerial Map

[Click for Interactive Maps]

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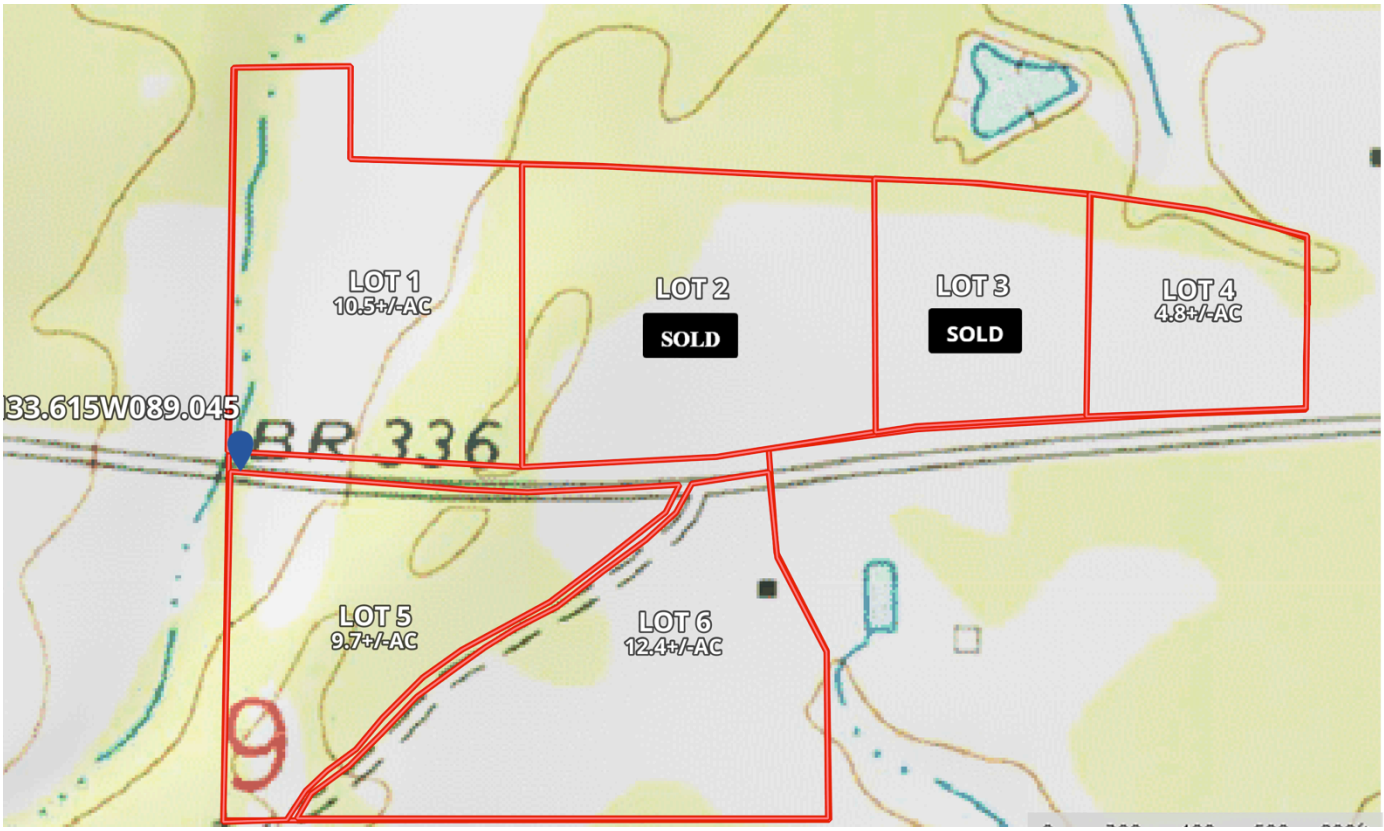
Topography Map



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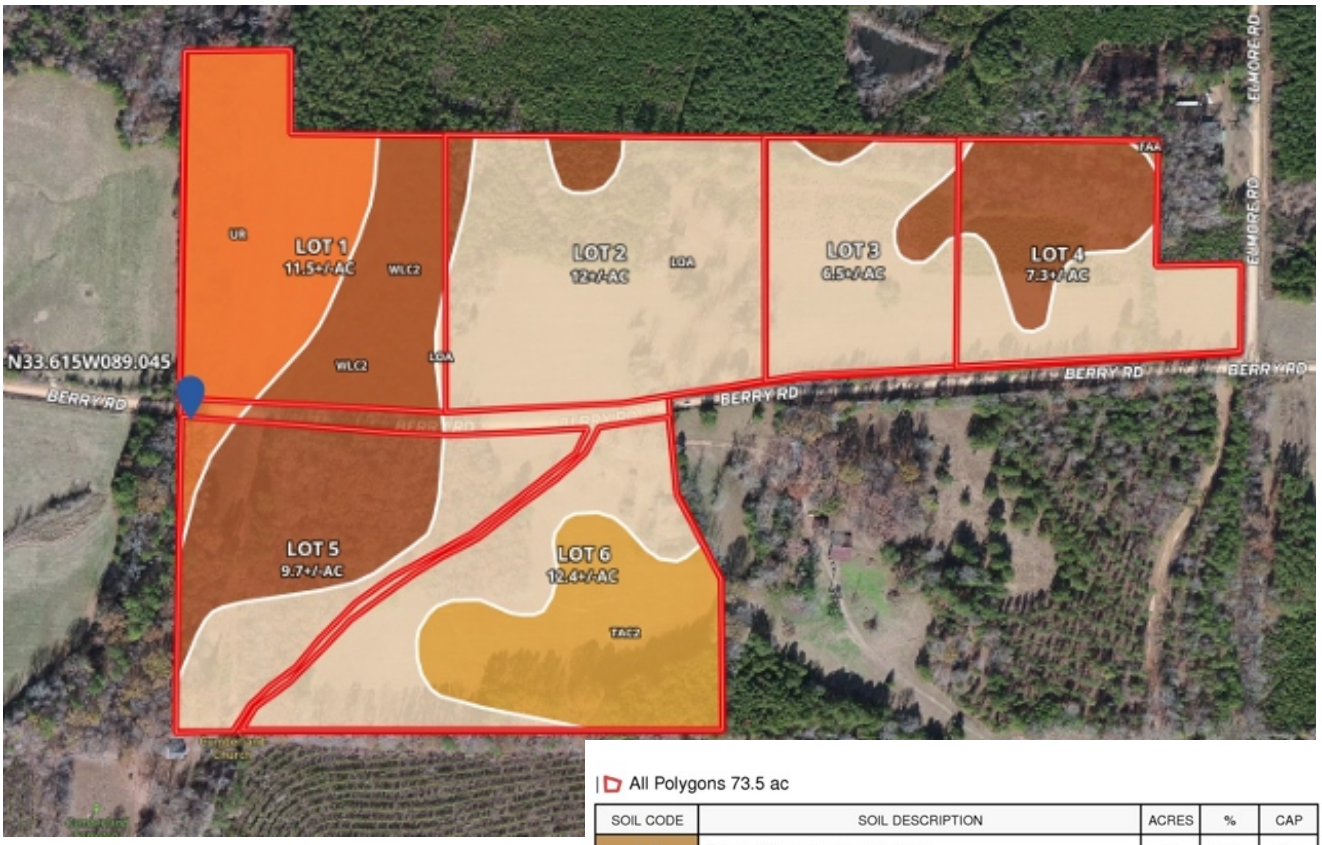
Soil Map and Description



All Polygons 73.5 ac

SOIL CODE	SOIL DESCRIPTION	ACRES	%	CAP
FaA	Falkner silt loam, 0 to 2 percent slopes	0.1	0.09	2w
Ur	Urbo silty clay loam	15.0	20.4	5w
LoA	Longview silt loam, 0 to 2 percent slopes	32.1	43.75	4w
TaC2	Tippah silt loam, 5 to 8 percent slopes, eroded	6.5	8.88	3e
WlC2	Wilcox silty clay loam, 5 to 12 percent slopes, eroded	19.8	26.89	6e
TOTALS		73.5	100%	4.65

Boundary 62.0 ac

SOIL CODE	SOIL DESCRIPTION	ACRES	%	CAP
FaA	Falkner silt loam, 0 to 2 percent slopes	0.1	0.1	2w
Ur	Urbo silty clay loam	7.8	12.54	5w
LoA	Longview silt loam, 0 to 2 percent slopes	32.0	51.66	4w
TaC2	Tippah silt loam, 5 to 8 percent slopes, eroded	6.5	10.52	3e
WlC2	Wilcox silty clay loam, 5 to 12 percent slopes, eroded	15.6	25.18	6e
TOTALS		62.0	100%	4.52

Boundary 11.5 ac

SOIL CODE	SOIL DESCRIPTION	ACRES	%	CAP
Ur	Urbo silty clay loam	7.2	62.77	5w
LoA	Longview silt loam, 0 to 2 percent slopes	0.1	1.11	4w
WlC2	Wilcox silty clay loam, 5 to 12 percent slopes, eroded	4.2	36.12	6e
TOTALS		11.5	100%	5.35

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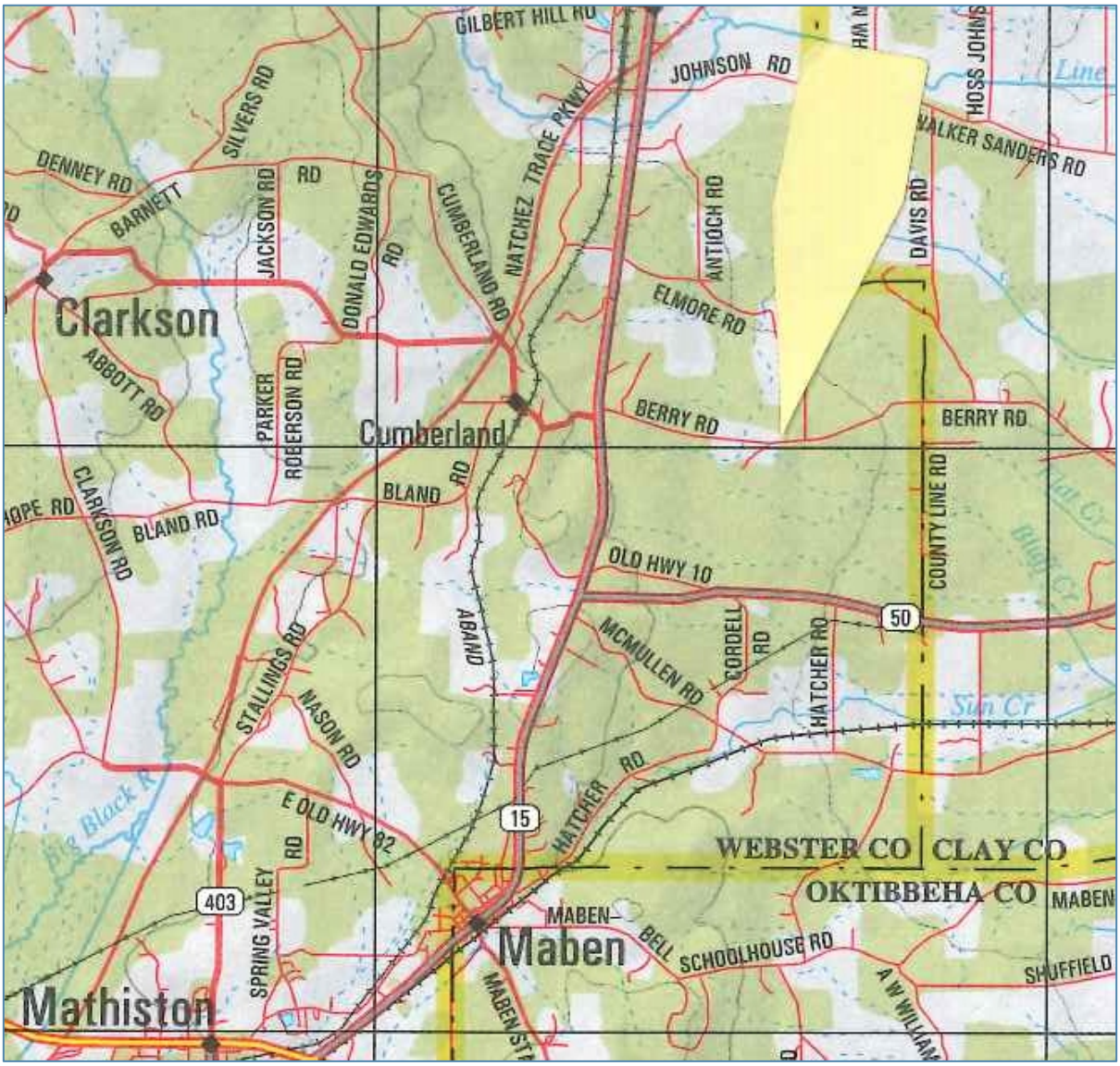
Directional Map



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