

000 County Rd 651

\$144,400

Memphis, MO 63555

36.1 Acres Pond, 21.5 acres in CRP, Build Site

Located west of Memphis,
MO on County Rd 651,
hunting w/income property,
starter farm, great build site,
utilities are on site.

Legend

Lot Size: 36.10 Acre

Listing #: 24066-18015

County: Scotland

Google Earth
© 2019 Google

1000 ft

36.1 surveyed acres, west of Memphis, MO in Scotland Co. FSA figures indicate approximately 25.1 cropland acres with 21.5 currently in CRP.

CRP is currently paying \$90/acre and expires 2020. Building site/recreational tract with utilities on site. Excellent whitetail deer hunting property w/income and pond. Access is by County Rd 651. Contact Jason Small for more information at 660-342-3819. *Property lines on the map are thought to be accurate but they are estimated.

Key Features

- INCOME PROPERTY, HUNTING MO
- NORTHERN MO BUILD SITE, POND
- WHITETAIL DEER HUNTING, POND
- MO LAND, UTILITIES, BUILD SITE
- BUILD SITE, POND, COUNTY RD
- GREAT LOCATION, UTILITIES, MO
- INVESTMENT PROPERTY, HUNTING
- NORTHERN MO HUNTING W/INCOME



Land Pros, LLC



Jason Small

jason_small@aol.com

Office:(660) 465-2971

Cell:(660) 342-3819