



T R O P H Y
PROPERTIES AND AUCTION
LAND | RECREATIONAL | RESIDENTIAL

81 +/- Acre Illinois Whitetail Hunting Property for Sale - Fayette County

www.TrophyPA.com • (855) 573-5263 • leads@trophyapa.com



PROPERTY ADDRESS:

00 County Road 700
Ramsey, IL 62080

PRICE: \$271,350

ACRES: 81

COUNTY: Fayette

PROPERTY HIGHLIGHTS:

- Developed Whitetail Heaven
- Cleared food plot in timber
- Awesome views
- Rock bottom creek
- Possible home sites
- Possible lake site

PROPERTY DESCRIPTION:

Sellers of this property have spent over one year and almost \$50,000 developing these 81 +/- acres to create a Whitetail Heaven. The plan was designed by Don Higgins, Ready to Hunt Properties, and Shane Yearian, Hunter's Heaven Designs. The Sellers put in over 3 miles of trail system for easy access to different stand sites throughout the property or if you don't hunt for great 4-wheeler riding (see the white trail lines on the aerial map). One food plot was cleared for 2.5-3 acres of food (green on the aerial map). Multiple cabin sites have been cleared, and the middle of the property has been strategically cut over to thicken the timber for better bedding areas to hold more deer! There is a possible 3-4 acre lake site on the north end of the property that sits right next to the best cabin site with some awesome views (blue on the aerial map).

Over the years, there have been multiple 180'-200" deer harvested on this property and neighboring farms! The sellers found a 96" shed on the property in 2018! This property has been set up with harvesting giant whitetails in mind for many years to come for its next owner. A few different possible stand locations have been mapped as well (red circles on the aerial map).



PRESENTED BY:

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Broker does not guarantee the accuracy of sq. ft., lot size, or other information, buyer is advised to independently verify the accuracy of information through personal inspection and with appropriate professionals