

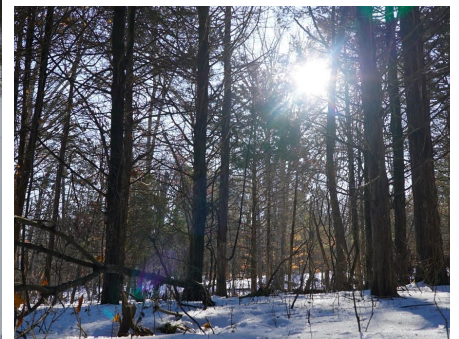


70± Acre Mid-Missouri Hunting Tract with Cabin for Sale - Callaway County

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

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PRICE IMPROVED



PROPERTY ADDRESS:

7050 County Road 409
Fulton, MO 65251

PRICE: \$375,000

ACRES: 70

COUNTY: Callaway

PROPERTY HIGHLIGHTS:

- Home & Utilities on Property
- Trails Throughout Property
- 1/3 Mile Stinson Creek Frontage
- South Callaway Schools
- Hardwoods & Cedars

PROPERTY DESCRIPTION:

Great Mid-Missouri hunting tract for sale with development potential. 70 ± acres of hardwood timber, cedar grove, bluffs, and Stinson Creek are located 3 miles south of Fulton on CR 409. This property falls in South Callaway R-II schools, perfect for protecting your investment while you enjoy it over the years. The property is mostly hardwood timber with some selective thinning which opens the forest floor and makes it an easy walk with great sight lines. There is a cedar grove centered on the property that holds HERDS of deer which we saw while walking. There is a doublewide on the property with a great view over the bluffs. Utilities are already in place and the heater blows hot. A perfect time to buy and be ready to go before 2021 season. Or a great opportunity if you are looking to build your next home with some privacy.



PRESENTED BY:

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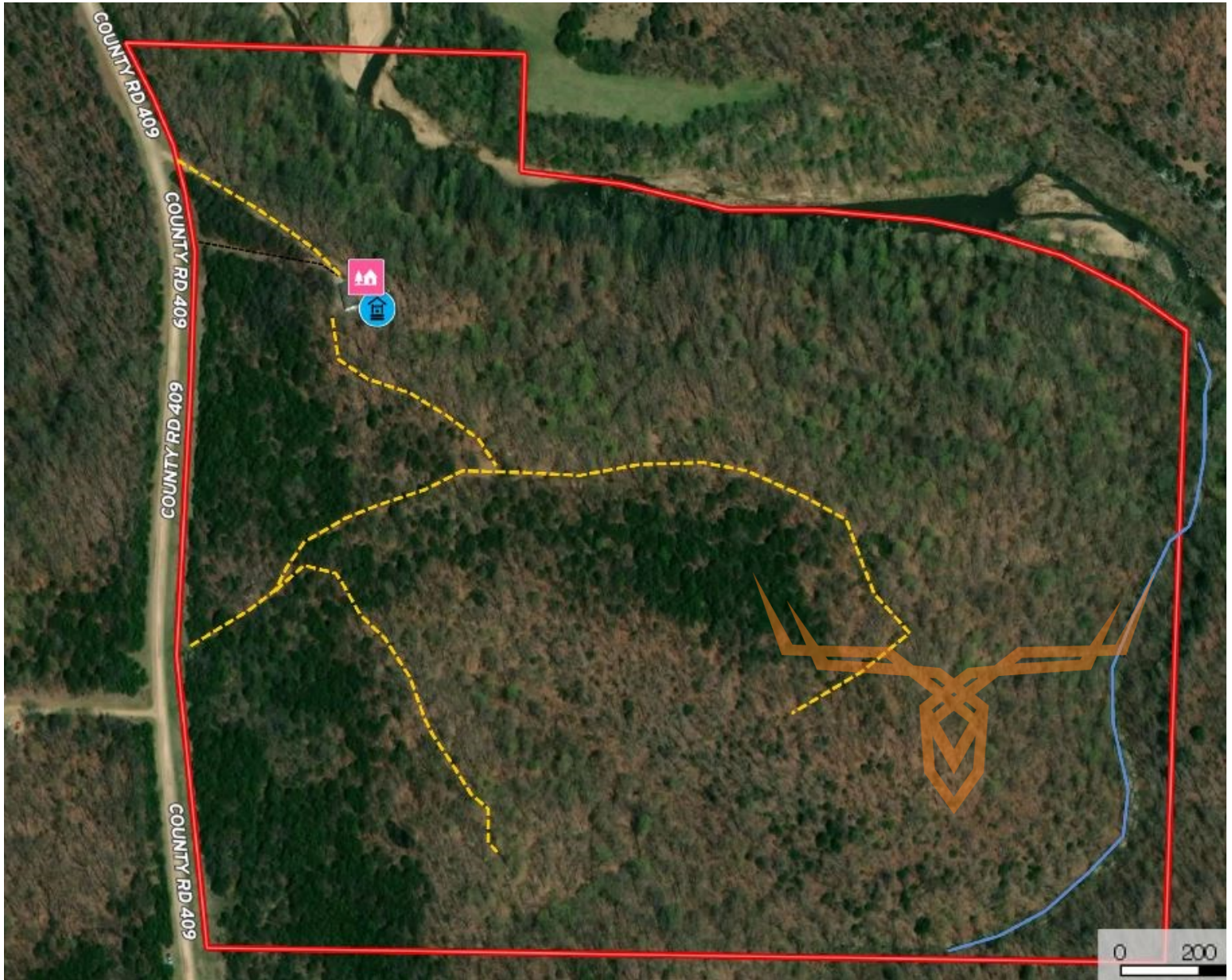
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Broker does not guarantee the accuracy of sq. ft., lot size, or other information, buyer is advised to independently verify the accuracy of information through personal inspection and with appropriate professionals