



# 57± Acre Vacant Building Site with Hunting for Sale - Lincoln County

**T R O P H Y**  
PROPERTIES AND AUCTION  
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**PRICE IMPROVED**



**PROPERTY ADDRESS:**

00 Tickridge Road  
Silex, MO 63372

**PRICE:** \$513,000

**ACRES:** 57

**COUNTY:** Lincoln

**PROPERTY HIGHLIGHTS:**

- 57± acres located in Lincoln County
- Only 30 miles north of Wentzville
- 43± acres are currently in crops
- Great combination farm
- Great building sites
- Hunting and Recreation Opportunity
- Located only 1.5 miles from Hwy 61
- Wet weather creek runs through property
- 1 small pond
- Sale subject to final survey
- Additional acreage available

**PROPERTY DESCRIPTION:**

Perfect combination farm located in Northern Lincoln County. This 57± acres is located along Tickridge Rd east of highway 61 approx. 1.5 miles. This awesome tract offers an excellent location for a short commute to the highway, great home sites, tillable land for annual income, hunting, wet weather creek and 1 pond. The open ground could be easily converted back to pasture for cattle or horses. Wood draws, grassy edges and rolling hills currently in crops this place is a perfect fit for a hunter or outdoor enthusiast. Hard to find tracts with so much to offer in this market, come check this one out and convert this blank canvas into your own paradise!



**PRESENTED BY:**

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**TROPHY**  
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**M** The information contained  
deemed to be reliable.  
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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