



Pike County, MO 140 +/- Acre Recreational Income Producing Tract

TROPHY
PROPERTIES AND AUCTION
LAND | RECREATIONAL | RESIDENTIAL

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PROPERTY ADDRESS:

00 Hwy V
Curryville, MO 63339

PRICE: \$517,500

ACRES: 140

COUNTY: Pike

PROPERTY DESCRIPTION:

This property is a great investment that has income and hunting. This property is an easy 1.5 hour drive from Chesterfield MO and also has a perfect building site with blacktop and gravel frontage. The 87.71 tillable acres produce just over \$12,000 annual income. The 52.29 acres of timber are home to a great deer and turkey population. This is a rare opportunity to have a hunting farm with good income.

PROPERTY HIGHLIGHTS:

- 140 +/- acres total
- 71 tillable acres
- \$12,279 cash rent
- 52 acres timber
- Black top and gravel road frontage
- 10 minutes from Curryville, MO
- Great deer & turkey hunting
- Perfect building site



PRESENTED BY:

JASON CLEVELAND

Broker/Partner

M: 314.753.7444

P: 855.573.5263 x701

jcleveland@trophy.com

Trophy Properties and Auction

15480 Clayton Road

Suite 101

Ballwin, MO 63011

www.Trophy.com

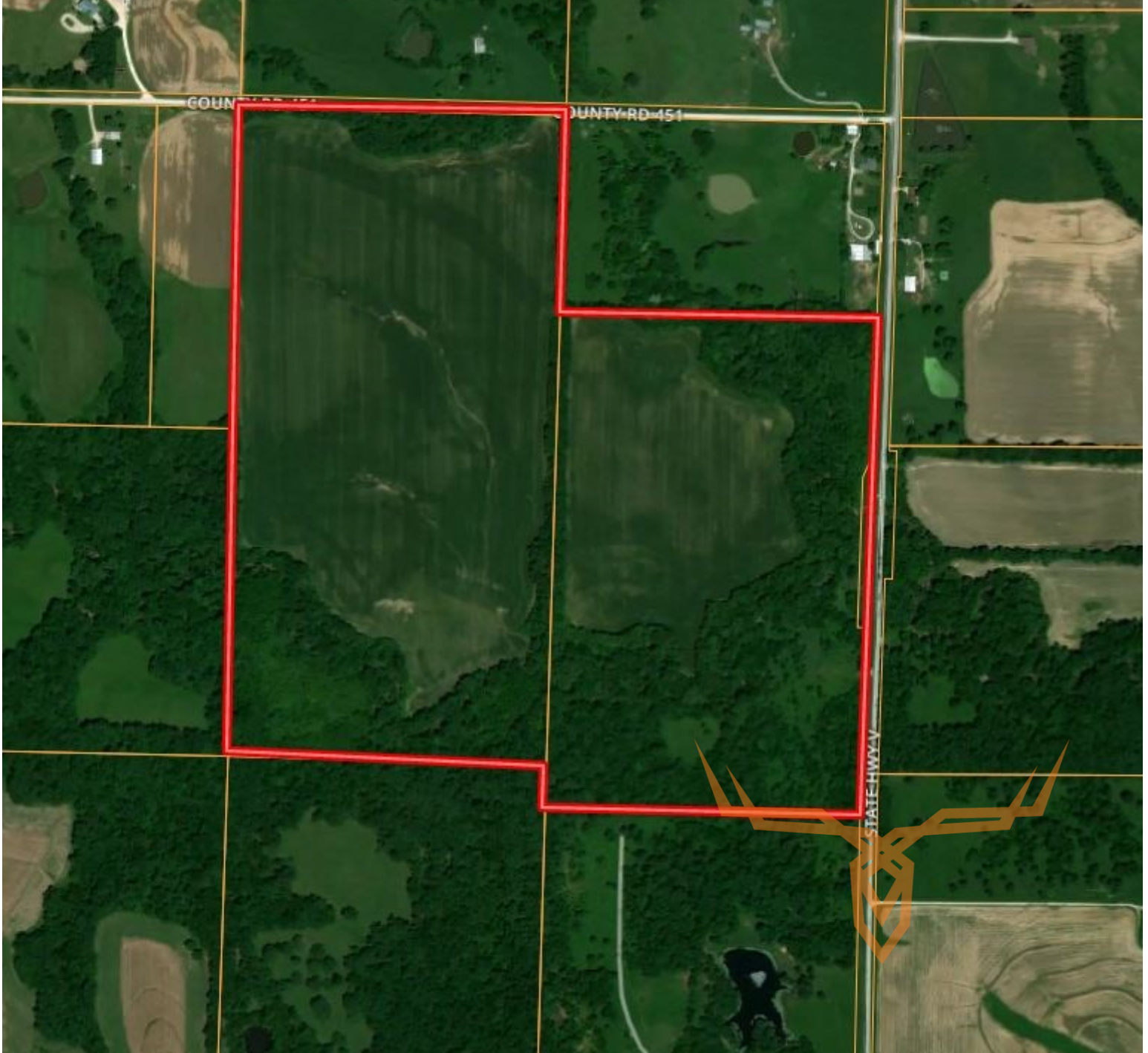
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TAXES: \$288

TAX YEAR: 2016

TILLABLE: 71 Acres

TIMBERED: 52 Acres

PASTURED: 0 Acres

