



Bundle Event - Maries County Missouri Land for Sale at Auction - Siller Farm

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



PROPERTY ADDRESS:

37674 Highway HH
Dixon, MO 65459

ACRES: 40.08±
COUNTY: Maries

AUCTION DETAILS:

3% Commission to Buyers Agents!

Open House Sunday, February 16th Noon to 2PM.

Bidding Ends Thursday, February 27th at 11:00AM.

This 40.08± acre property offers a solid combination of hunting, recreation, and country living, located just 6 miles north of Dixon, Missouri. The land features multiple food plot locations ideal for hunting and wildlife management. A newly stocked pond with Bluegill, Red-ear, bass, and catfish provides excellent fishing opportunities, complemented by a dock and a beach area for added recreation.

The property also includes an established fruit orchard, perfect for those seeking to grow their own produce. With blacktop frontage, access to the property is convenient and easy.

A 2-bedroom, 1-bathroom house provides comfortable living quarters, while a machine shed with a concrete floor and electricity offers additional storage and workspace.

Situated 31 miles west of Rolla, 50 miles south of Jefferson City, and about a 2-hour drive from Chesterfield Valley, this property provides both seclusion and accessibility.



PRESENTED BY:

JASON KNEIB
Land Specialist

M: (636) 295-7047

P: (855) 573-5263 x706

E: jkneib@trophy.com

Trophy Properties and Auction
640 Cepi Drive
Suite 100
Chesterfield, MO 63005

www.TrophyPA.com
leads@trophy.com



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

Bundle Event - Maries County Missouri Land for Sale at Auction - Siller Farm

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



Bundle Event - Maries County Missouri Land for Sale at Auction - Siller Farm

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





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

Bundle Event - Maries County Missouri Land for Sale at Auction - Siller Farm

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



The information is believed to be accurate; however, no liability for its accuracy, errors or omissions is assumed. All lines are drawn on maps, photographs, etc. are approximate. Buyers should verify the information to their satisfaction. There are no expressed or implied warranties pertaining to this property. Both real estate (including all improvements, if any) is being sold As Is, Where Is with NO warranties expressed or implied. Please make all inspections and have financing arranged prior to the end of bidding.