



Audrain County Missouri Land for Sale at iAuction – Estate of Russell Kaiser

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PROPERTY ADDRESS:
00 Audrain Road 919
Mexico, MO 65265

ACRES: 95.12
COUNTY: Audrain

AUCTION DETAILS:

Don't miss your opportunity to own this beautiful row crop farm located just outside of the Mexico city limits, near the Industrial Park! This perfectly located property has great agricultural production and income, homestead sites, and a strategic layout to have ample recreational chances. Comprised of 95.12 surveyed acres with 78.12 FSA acres, this property checks the boxes. 8-10 acres could easily be added to the tillable with a little work to give you a farm that is over 90% tillable. The cropland on this farm is comprised of mostly Mexico, Putnam, and Leonard silt loam. The wooded ground presents plenty of opportunity to harvest a good buck or mature gobbler. Farm is located less than a half mile from the city limits of Mexico. Audrain County Road 919 runs along the entire East border of this property. Build your dream home or add to your tillable acres! Rural water and electric are on the property. This is a must see with tons of potential!

For further information or to schedule a viewing, please reach out to **Mike Sharpe at (573) 721-0944 or Elizabeth Hopke at (573) 473-0501**. They will be pleased to provide you with additional details and assist you in exploring the possibilities this property holds. Don't miss out on this remarkable opportunity to own a diverse tract of land in Audrain County, Missouri.



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