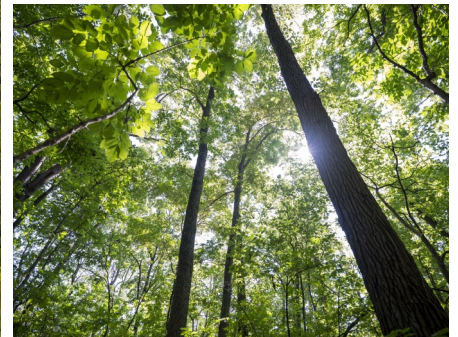




# Illinois Hunting Land for Sale - Bond County

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

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



## PROPERTY ADDRESS:

00 N. Frontage Rd.  
Pocahontas, IL 62275

**PRICE:** \$ 319,077

**ACRES:** 96±

**COUNTY:** Bond

## PROPERTY HIGHLIGHTS:

- Mature Timber with Excellent Value
- Good Deer and Turkey Numbers
- 6 Acres of Tillable for Income or Food Plots
- Approximately 15 Acres of Bottomland Slough

## PROPERTY DETAILS:

This property has a little bit of everything. It has about 6± acres of tillable ground on the east side that is currently in crop production but could easily be used as food plots. On top of that it has been in the family since 1906 and the timber has never been cut.

About 75± acres of timbered ridges consist mainly of mature oak ridges that are perfect for catching a fall buck searching for does or a gobbler strutting in the spring! There are also about 12 – 15± acres of bottomland slough that could provide a solid waterfowl hunt a few times a year.

A recent timber survey is available which shows a timber value in excess of \$60,000 for a select cut.



## PRESENTED BY:

**SCOTT ATHMER**

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