



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

Vacant 17.9 Surveyed Acres with Hunting & Possible Build Site for Sale - Lincoln County

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



PROPERTY ADDRESS:

00 Galloway Ridge Road
Eolia, MO 63344

PRICE: \$232,700

ACRES: 17.9

COUNTY: Lincoln

PROPERTY HIGHLIGHTS:

- Located on newly built Galloway Ridge Rd (dead end road)
- Electric at the road along property line
- Possible build site with hunting out the back door
- Good hunting opportunities (check out the trail pics!)
- Proven to have Big Bucks on property
- Established 1.5 acre manicured clover plot
- Hayfields on the east end of the property
- Potential to convert hayfields to additional food-plots
- 50 feet wide roadway & utility easement
- Some Deed Restrictions

PROPERTY DESCRIPTION:

17.9 surveyed acres located in Northern Lincoln County on a newly built dead end road. Electric along the road at the property line. No water, the new owner would need to install a deep well. The property is mostly scattered timber with a couple hayfields on the east end. The hayfields could easily be converted to additional food plots. An Established manicured 1.5 acre clover plot ready to hunt this fall. This tract has proven to have big bucks using the property to ensure excellent hunting opportunities right out your back door! Build your NEW HOME, HUNT or just simply RECREATE in the outdoors, be sure to give this tract a look if you are looking to invest in Northern Lincoln County.

Following Deed Restrictions apply: 1) No Mobile or manufactured homes are allowed, except that this restriction shall not apply to Craig William Barnes or Denis A. Barnes, husband and wife, or their heirs. They shall be allowed one (1) Mobile or Manufactured home per 9 acres. 2) No commercial junkyards, no landfills, no swine or poultry CAFO.



PRESENTED BY:

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