



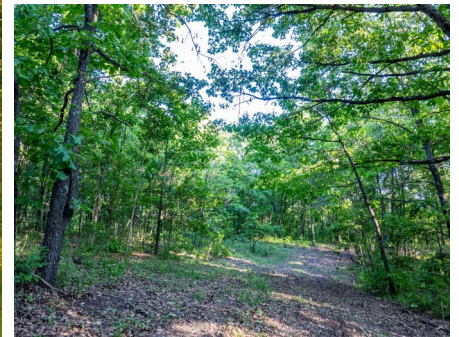
T R O P H Y
PROPERTIES AND AUCTION
LAND | RECREATIONAL | RESIDENTIAL

Prime 18± Acre Hunting Oasis For Sale

Lincoln County

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

PRICE IMPROVED



PROPERTY ADDRESS:

00 Tickridge Road
Silex, MO 63377

PRICE: \$252,000

ACRES: 18±

COUNTY: Lincoln

PROPERTY HIGHLIGHTS:

- 18+/- acres in N. Lincoln County
- Located on private road
- Good hunting tract w/ build site
- Mostly wooded
- Shed for storing equipment
- Electric available
- Area known to produce big bucks
- Good turkey population
- Established trail system
- 19 miles from Troy, MO
- 51 miles from Chesterfield, MO
- Some Deed Restrictions

PROPERTY DESCRIPTION:

Discover the ideal hunting property in Northern Lincoln County! This stunning 18+/- acre tract offers the perfect blend of seclusion and accessibility, nestled on a private drive. With various potential building sites, this property ensures both privacy and ample opportunity for development. Primarily wooded, the land features well-maintained food plots that attract a variety of wildlife, making it a prime location for hunters. Electricity is readily available, and a spacious shed with open walls is included, providing excellent storage for equipment and tools. In a region renowned for producing trophy deer and plentiful turkeys, large neighboring tracts surround this property, further enhancing its appeal. An established trail system allows for easy access throughout the property, making exploration and hunting expeditions both convenient and enjoyable. Tracts of this size in this desirable area don't stay on the market for long, so don't miss your chance!

Please note the following deed restrictions: no mobile homes, no modular buildings, no junkyards, no animal feeding operations (AFO), no commercial feedlots, no hog farming, and no ATV parks.



PRESENTED BY:

JOE OGDEN

Land Specialist

M: (636) 358-3567

P: (855) 573-5263 x707

E: jogden@trophyha.com

Listed in cooperation with
Bret Martin—Meyer & Company
Real Estate

Trophy Properties and Auction

640 Cepi Drive, Suite 100

Chesterfield, MO 630056

www.Trophyha.com

leads@trophyha.com



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Lincoln 239.5-copy
Missouri, AC +/-



Broker does not guarantee the accuracy of sq. ft., lot size, or other information, buyer is advised to independently verify the accuracy of information through personal inspection and with appropriate professionals