



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

Secluded 41 Acre Hunting Property in Northern Lincoln County MO for Sale

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



PROPERTY ADDRESS:

1144 Tickridge Road
Elsberry, MO 63343

PRICE: \$574,000

ACRES: 41

COUNTY: Lincoln

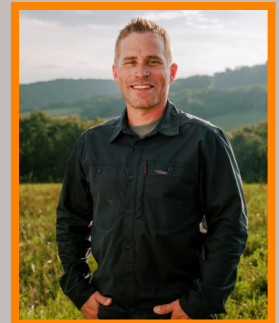
PROPERTY HIGHLIGHTS:

- 41 surveyed acres
- Located on dead end private road
- Great deer & turkey hunting
- Bryant's Creek flows through property
- Banks hunting blind conveys (1)
- Mostly wooded w/ balance creek bottom pasture
- Electric available
- Multiple build sites
- Area known to produce some big bucks
- Good turkey population
- Established trail system
- 19 miles from Troy
- 51 miles from Chesterfield

PROPERTY DESCRIPTION:

Perfect size hunting property in Northern Lincoln County! This 41 acre tract is secluded on a dead end private drive offering privacy with build sites. The property is mostly wooded with some open land in creek bottom. Bryant's Creek flows through the property offering year round water source. Electric is available. The property includes one banks hunting blind. Located in an area known to produce big bucks and gobbling turkeys. Large land holdings as neighboring tracts. Established trail system to access the property. Tracts this size typically don't last long, call today to setup a showing. Deed Restrictions: No mobile No modular, No junkyards, No AFO (Animal Feeding Operations), No commercial feedlots, No hogs, No ATV parks.

Listed in cooperation with Meyer & Company Real Estate



PRESENTED BY:

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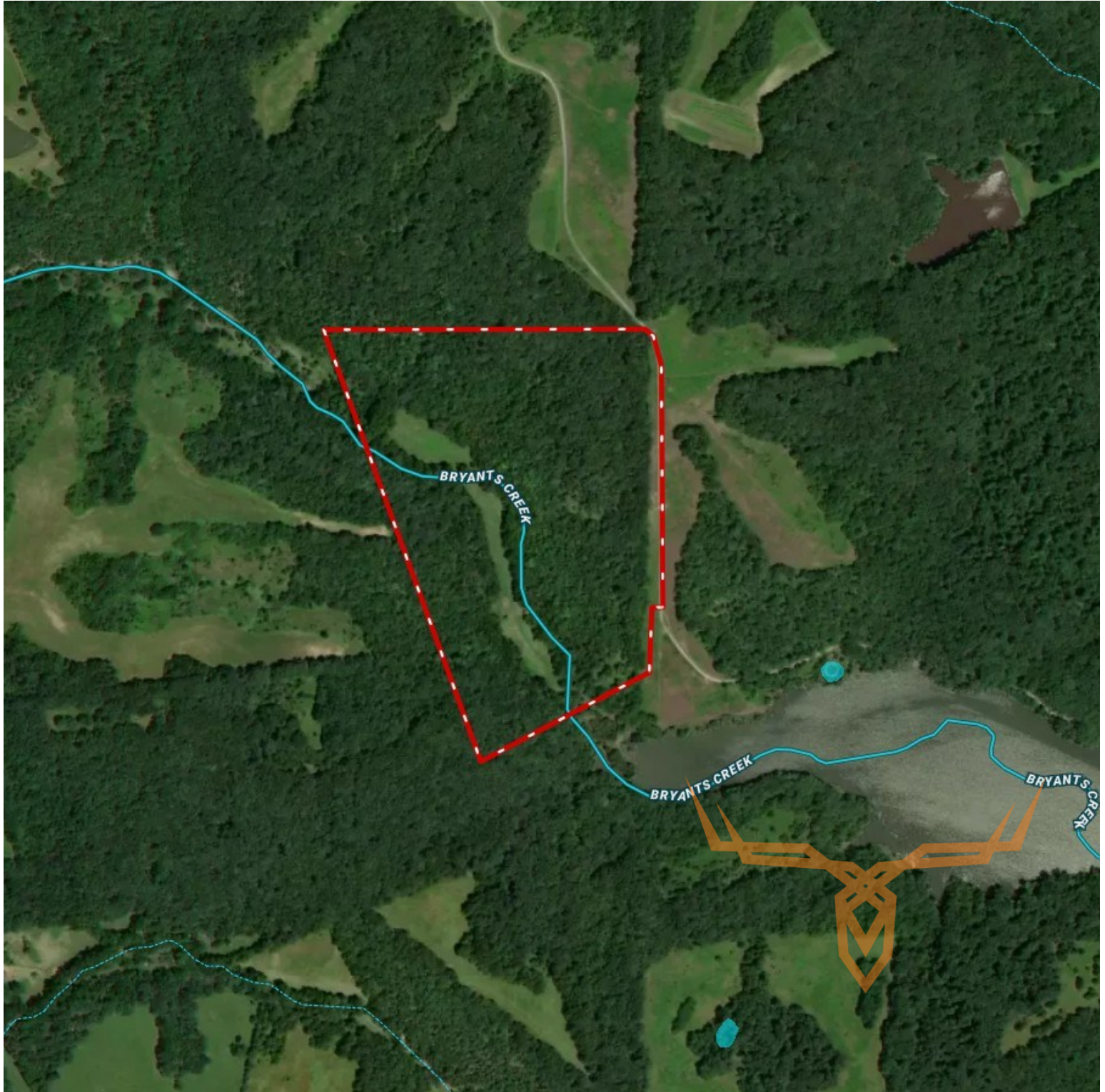
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Broker does not guarantee the accuracy of sq. ft., lot size, or other information, buyer is advised to independently verify the accuracy of information through personal inspection and with appropriate professionals