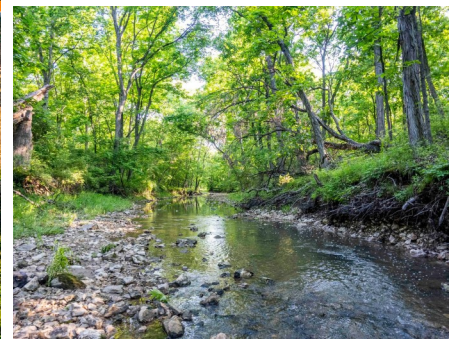




**T R O P H Y**  
PROPERTIES AND AUCTION  
LAND | RECREATIONAL | RESIDENTIAL

# Premier 105.9± Acre Hunting & Recreational Retreat for Sale—Montgomery County

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



**PROPERTY ADDRESS:**

00 Emron Farm Road  
High Hill, MO 63350

**PRICE:** \$1,006,050

**ACRES:** 105.9±

**COUNTY:** Montgomery

**PROPERTY HIGHLIGHTS:**

- 105.9± surveyed acres with 27± acres productive, tillable cropland
- Great deer, turkey & QUAIL hunting
- Hunting blinds convey
- County Road frontage
- Established food plots & water holes
- Warm-season grasses established
- Hardwood timber, cedar thickets, and brushy edges
- Multiple potential build sites
- Prices Branch Creek on the property
- Excellent habitat for bedding/nesting
- Great trail system
- 35± miles from Wentzville
- 58± miles from Chesterfield
- No restrictions

**PROPERTY DESCRIPTION:** RARE AIR! This 105.9± acre hunting & recreational farm features a well-defined aerial map and is being offered as unspoiled land for sale—no splits involved. Properties like this are hard to find. It's a proven hunting farm that's ready for the upcoming fall season! Located 10 miles north of Jonesburg, the land consists of 27± acres of productive cropland, showcasing Mexico and Armster silt loam soils. The remaining acreage includes a blend of hardwood timber, warm-season grass, cedar thickets, food plots, and brushy edges, providing various options for farming, recreation, or hunting. Price Branch Creek flows through the eastern part of the property, creating the perfect balance of open ground and cover to support plenty of wildlife and ensure successful hunts. With no restrictions, the new owner will have a blank canvas to manage according to their vision—whether that means adding more food plots or increasing grasslands, it's entirely up to them! Conveniently located just 35 miles west of Wentzville and less than an hour's drive from Chesterfield Valley, this property offers an ideal setting for those seeking rural living combined with easy access to the metropolitan area.



**PRESENTED BY:**

**JOE OGDEN**

**Land Specialist**

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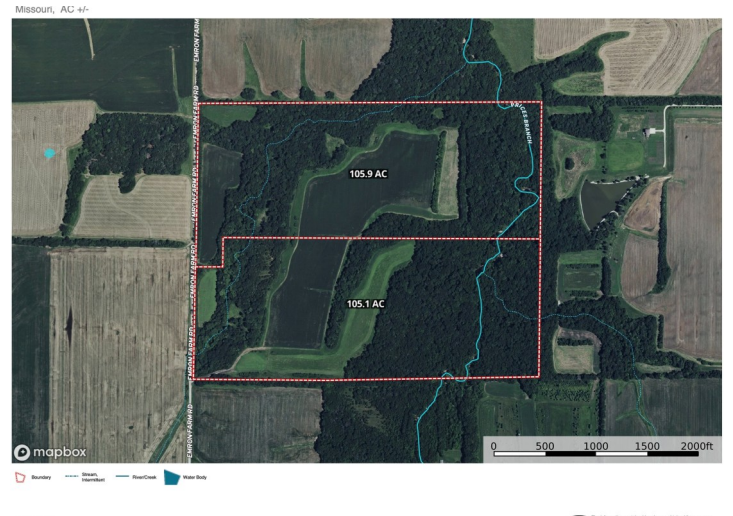
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Broker does not guarantee the accuracy of sq. ft., lot size, or other information, buyer is advised to independently verify the accuracy of information through personal inspection and with appropriate professionals