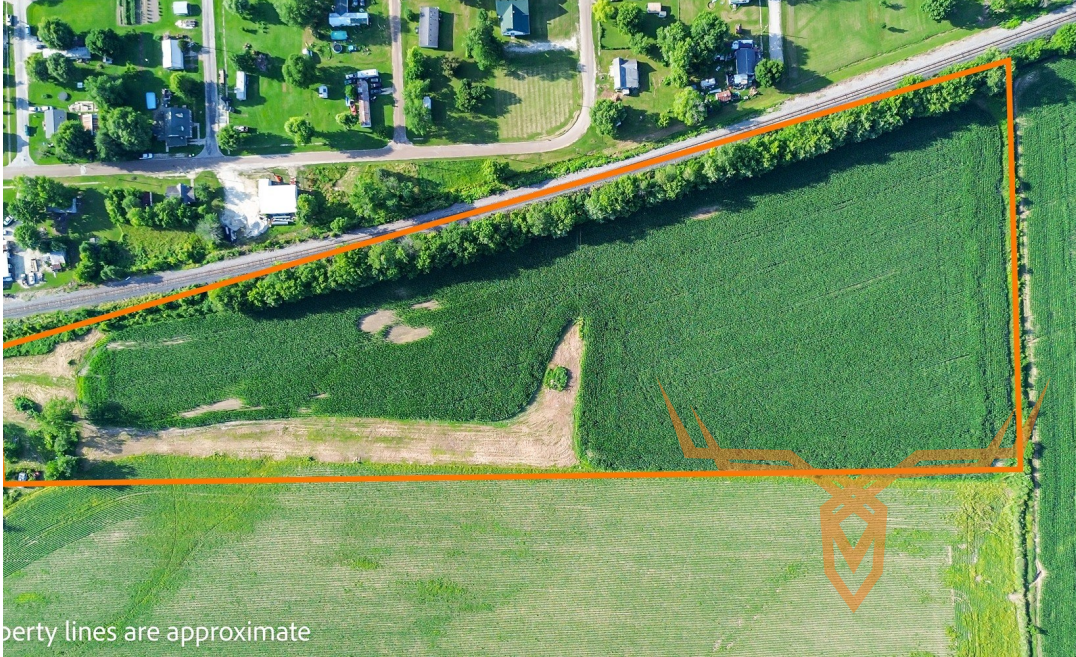




13.52± Acres of Cropland w/Future Development Potential For Sale—Pike County

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PROPERTIES AND AUCTION
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PROPERTY ADDRESS:

00 South Street
Nebo, IL 62355

PRICE: \$199,000

ACRES: 13.52±

COUNTY: Pike

PROPERTY HIGHLIGHTS:

- 13.52± Acre Tract
- Established Cropland
- Income Producing
- Potential Residential Building Site
- Quiet, Rural Community

PROPERTY DESCRIPTION:

Located in the heart of a serene rural community, this 13.52±-acre parcel presents a unique opportunity for both agricultural use and future development potential. With approximately 13 acres currently cultivated with row crops, this land is productive and ready for the upcoming seasons!

Electricity and water services are already available at the edge of the property, making it an excellent location for a potential homesite. Whether you are an aspiring farmer seeking a manageable and fruitful piece of land or someone looking to expand your operation, this property offers the versatility to meet your goals.



PRESENTED BY:

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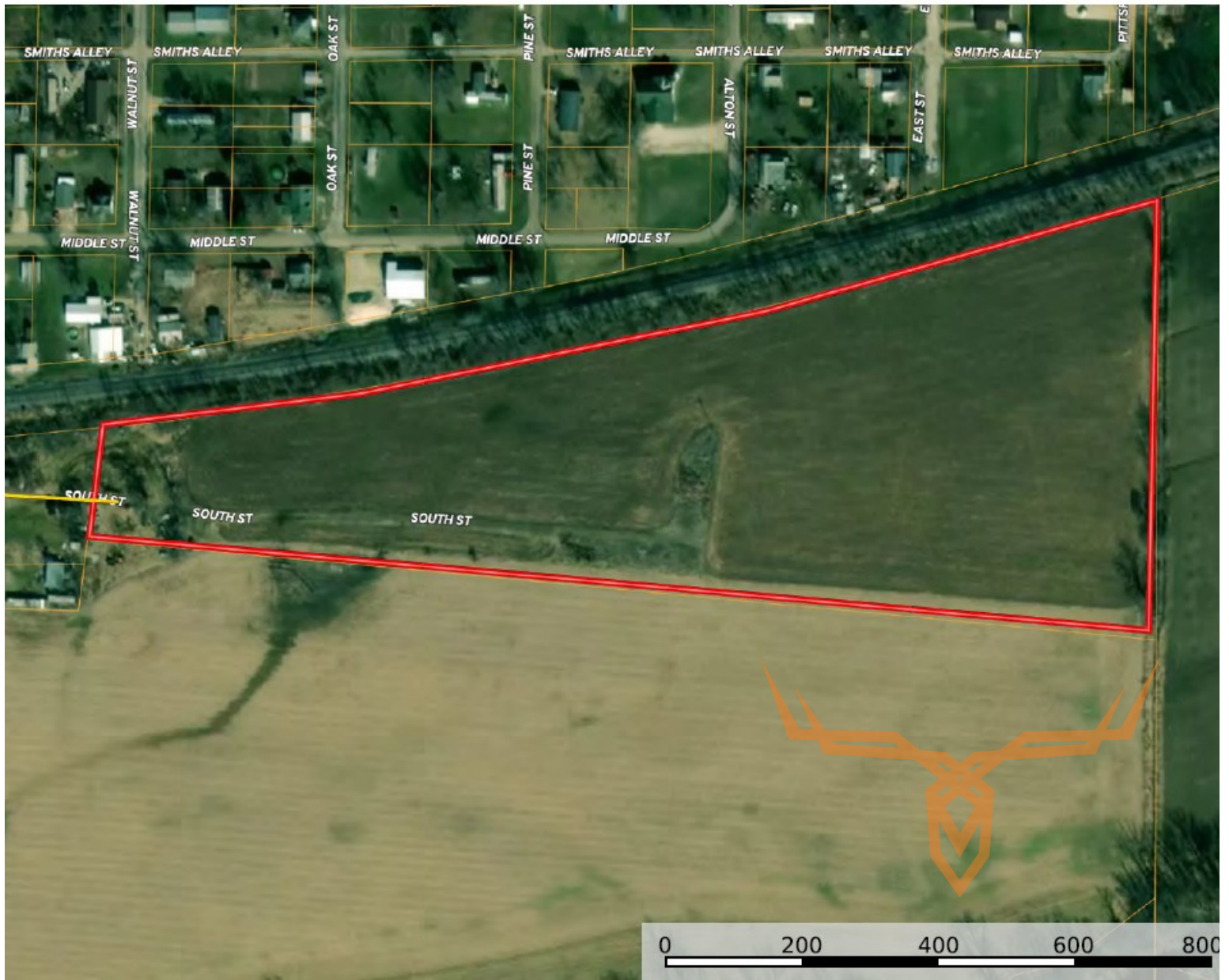
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Broker does not guarantee the accuracy of sq. ft., lot size, or other information, buyer is advised to independently verify the accuracy of information through personal