



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

# 41±-Acre Country Retreat: Updated Home and Scenic Land for Sale—Pike County

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



## PROPERTY ADDRESS:

20877 Pike 274  
Louisiana, MO 63353

**PRICE:** \$580,000

**ACRES:** 41±

**COUNTY:** Pike

## PROPERTY HIGHLIGHTS:

- 41± acres w/home, barn, and pond
- 1,700 sq. ft. residence
- 4 bedrooms & 2 baths (2 non-conforming)
- Public water and septic sewer
- 30 x 30 garage w/mudroom and breezeway (2019)
- New metal siding and roof (2019)
- New HVAC system (2021)
- Updated kitchen w/new cabinets and countertops (2022)
- Stained pine interior doors for rustic touch
- Mostly tillable income-producing ground w/creek bottoms & timber
- Excellent hunting, recreation, and potential hilltop homesite

## PROPERTY DESCRIPTION:

New to the Market! Welcome to this beautiful 41± acre property featuring a 1,700 sq. ft. 4-bedroom, 2-bath home, a barn, and a pond. This is a true country escape ready for its new owners to enjoy. Whether you're seeking a full-time rural residence, a recreational retreat, or a hunting and fishing getaway, this property offers the versatility to fit your lifestyle.



## PRESENTED BY:

**JESSE KLINGLER**

**Land Specialist**

M: (636) 699-5208

P: (855) 573-5263 x714

E: jklingler@trophyapa.com

**Trophy Properties and Auction**

640 Cepi Drive, Suite 100  
Chesterfield, MO 630056

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leads@trophyapa.com





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**PROPERTY DESCRIPTION (cont.):** The residence has been thoughtfully updated and well-maintained. Inside you'll find 1,700 sq. ft. of living space with 4 bedrooms and 2 bathrooms (2 bedrooms are non-conforming). The home is on public water and septic sewer, with many modern updates already completed. Major improvements include:

- A spacious 30 x 30 garage w/mudroom/breezeway (2019)
- New metal siding and roof (2019)
- New HVAC system (2021)
- Updated kitchen w/countertops and cabinets (2022)
- Beautifully finished stained pine doors

The land is a blend of income-producing tillable ground, scenic creek bottoms, and scattered patches of timber. This combination not only provides potential income but also makes the property ideal for recreation. The topography and creek bottom areas create prime habitat for deer and turkey, offering excellent hunting opportunities. The pond provides a peaceful setting for fishing, relaxation, or simply enjoying the country views. For those dreaming of building, the property even features a hilltop site with beautiful views perfect for a future custom home. With so much to offer, this farm can serve as your primary residence, weekend retreat, or recreational hunting and fishing property. The mix of updated home, usable acreage, and natural beauty make this one a must-see!



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