



# Outdoor Oasis with a Beautiful Home and Private Lake on 80± Acres For Sale—Polk County

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

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**PROPERTY ADDRESS:**  
3096 S. 25th Road  
Humansville, MO 65674

**PRICE:** \$535,700  
**ACRES:** 80±  
**COUNTY:** Polk

## PROPERTY HIGHLIGHTS:

- 80± m/l Acres
- 3-Bedroom, 2-Bath Home
- Unfinished Basement
- Screened-In Porch
- Stocked Ponds & 2.5-Acre Lake
- Food Plot Areas & Partial Trails
- Mature Timber
- Proven Hunting Grounds
- 20 Minutes from Bolivar
- 40 Minutes from Springfield

## PROPERTY DESCRIPTION:

Experience country living at its best on this 80± acre property, just 20 minutes from Bolivar and 40 minutes from Springfield, MO. The 2,128 sq. ft. home features three bedrooms and two bathrooms on the main floor, plus an additional bedroom in the unfinished basement. Enjoy a screened-in porch, a detached two-car garage, and two barns on the property. Ideal for outdoor lovers, it includes two ponds and a fully stocked 2.5-acre lake for excellent fishing. The lake is loaded with a fisherman's favorites to include Bass, Bluegill, and even Crappie. The land offers open areas for food plots and is known for its productive hunting. This versatile property is perfect for a private retreat or recreational escape in the Ozarks.



## PRESENTED BY:

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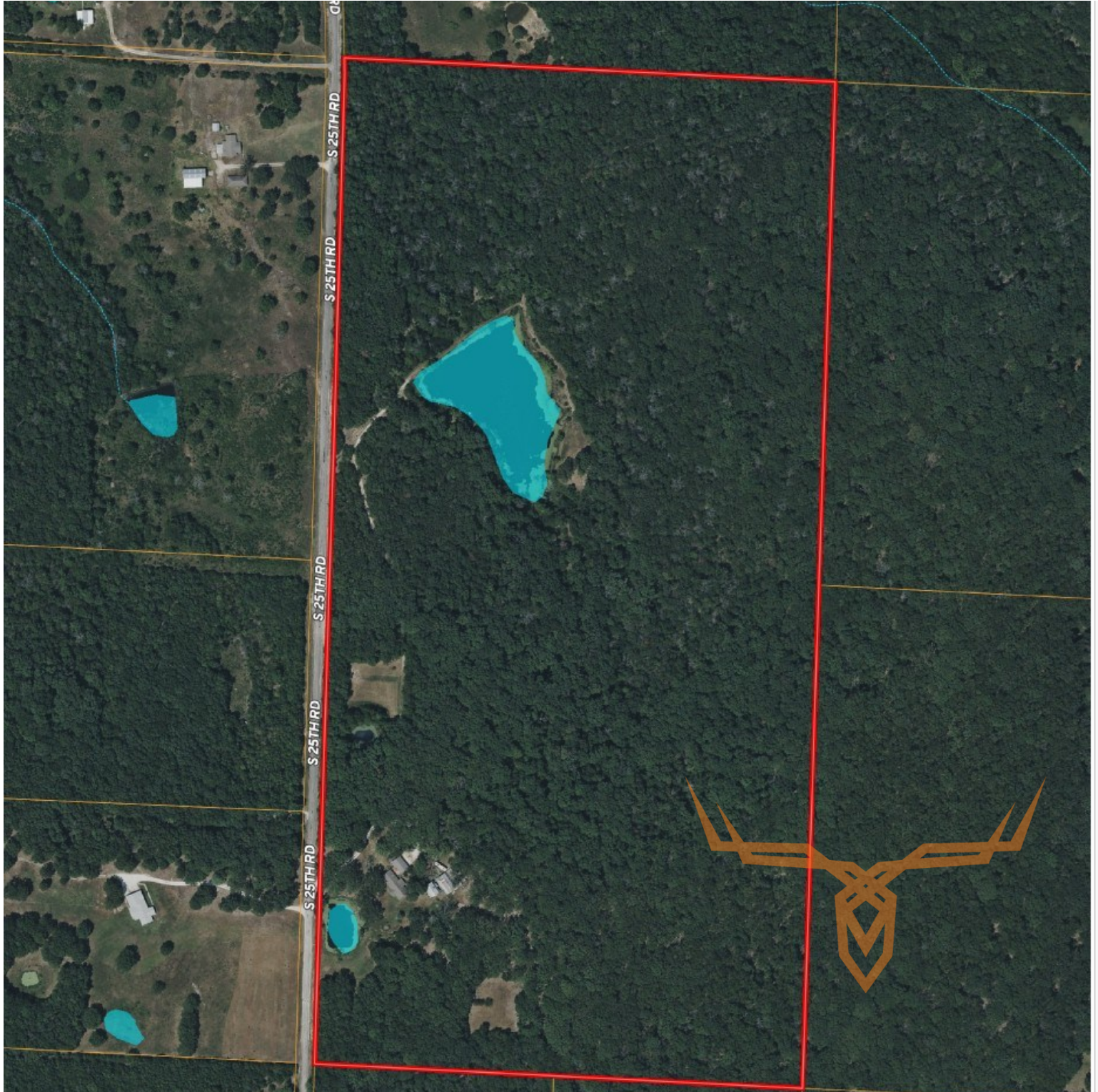
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