



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

Waterfowl Hunting Oasis: 42.27± Acres of Prime Land for Sale—St. Charles County

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



PROPERTY ADDRESS:

00 Highway B
St. Charles, MO 63301

PRICE: \$1,250,000

ACRES: 42.27±

COUNTY: St. Charles

PROPERTY HIGHLIGHTS:

- 42.27± Surveyed Acres
- World Class Waterfowl Hunting Property
- 3 Pit Blinds
- Water Control Structures
- High Productive Cropland
- 5 miles from St. Charles, MO
- 20 miles from STL Lambert Airport

PROPERTY DESCRIPTION:

Welcome to 42.27± surveyed acres of premier waterfowl hunting in the St. Charles, Missouri, bottoms. Located in one of the most highly sought-after duck hunting regions in the country, this land offers turn-key waterfowl hunting. This property has three (3) pit blinds, water control structures, planted trees, flooded corn, moist soil, and a private parking pad. This land is located on "The X," with tens of thousands of acres of wetlands surrounding the property that are either privately managed or managed by the state or federal government. In addition to the high-quality waterfowl hunting, the location's convenience is unbeatable. Only five miles from St. Charles, Missouri, 20 miles from St. Louis Lambert International Airport, and 35 miles from downtown St. Louis. It is extremely rare for a small parcel of land like this to come up for sale!



PRESENTED BY:

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