

# LAND AUCTION



**699.19 AC± | 14 TRACTS | JEFFERSON CO, MO**

## AUCTION:

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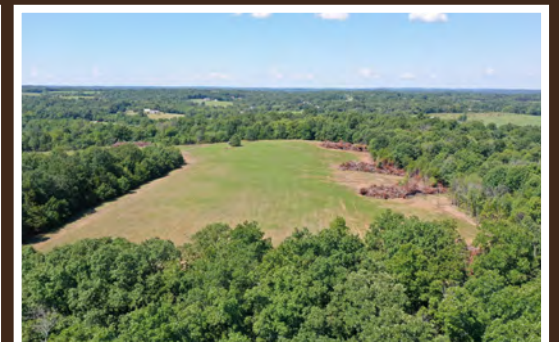
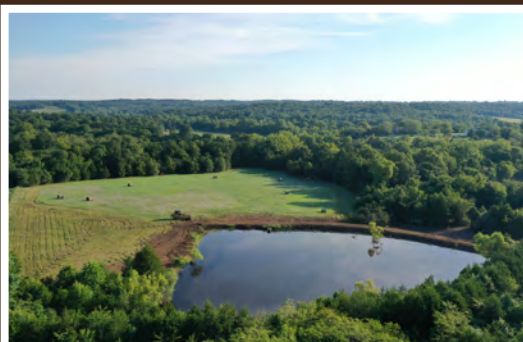
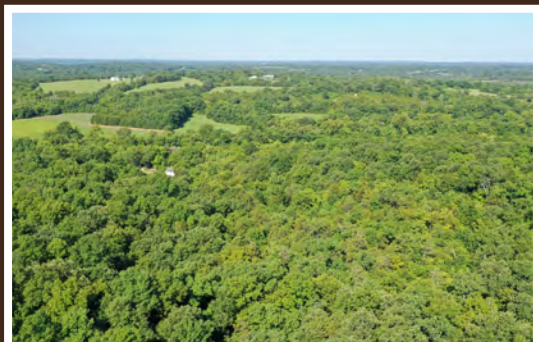
**AUCTION DATE: 10/6/22 | AUCTION TIME: 5:30 PM**

**AUCTION LOCATION: VFW POST 1831  
1651 VETERANS DRIVE | DESOTO, MO 63020**

**OPEN HOUSE: 9/17/22 | 10 AM TO 12 PM  
2600 STONEHOUSE RD | DE SOTO, MO 63020**



**699.19+/- ACRES OFFERED IN 14 TRACTS** - This beautiful farm is located off of Stone House Rd, Maness Rd, and Pigg Rd. This farm has tons to offer including the two homes, the farming potential, and the all-around great hunting! For starters this farm has many access points from three different county roads, making it easy to find that perfect spot to build a new home or just to access your favorite hunting location. The two homes on the property have already been remodeled on the exterior and just waiting for someone to take them the rest of the way. Home one is an approximately 2400 square foot mostly brick split foyer home and home two is an approximately 1900 square foot two story farmhouse. There is also a newer 50x60 hay/machine shed on the property with a smaller grain bin in place. This farm also offers two fully stocked ponds ready to fish and enjoy. The larger pond measures around 1.5 acres and is located on the south side of Stone House Road, the smaller pond measures around .5 acres and is located near the north of the property. This farm has nearly 90 acres that are easily used for tillable and hay/pasture ground with many more acres opened up for food-plots. This farm still contains several overgrown fields that could easily be cleared for more tillable income or just to make more food-plots for the large population of deer and turkey calling this farm home. There are several food-plots already established with 8 box blinds already in place. The timber on the property consists primarily of hardwoods with a few cedars spread throughout also offers excellent deer and turkey hunting. If you are looking for an all-around great farm, then this is a must see! With a variety of acreage and 14 tracts, there is truly something for everyone.



**IN COOPERATION WITH WHITETAIL PROPERTIES REAL ESTATE, LLC**

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