

Beaver Falls
21326 County Road 1420
Saint James, MO 65559

\$575,000
150± Acres
Phelps County



SUMMARY

Address

21326 County Road 1420

City, State Zip

Saint James, MO 65559

County

Phelps County

Type

Hunting Land, Recreational Land

Latitude / Longitude

38.1445 / -91.5346

Taxes (Annually)

1199

Acreage

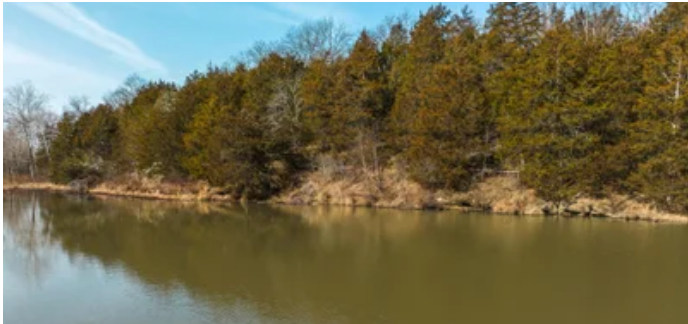
150

Price

\$575,000

Property Website

<https://livingthedreamland.com/property/beaver-falls-phelps-missouri/37318/>



PROPERTY DESCRIPTION

This absolutely beautiful farm not only has a good mixture of pasture and mature hardwood forests, but also has some of the most unique features that you will find on an Ozark property. There is a 2ac lake with a beaver dam, the creek running into the lake flows out and over a wide rock formation creating a waterfall that is not only amazing to look at but is also relaxing to listen to. From there the creek flows down along some massive bluff overhangs creating a natural work of art. The property is teeming with wildlife, on my first visit there was a flock of about 30 wild turkeys and Canadian geese on the lake. There are deer signs everywhere and don't forget the beavers. Located less than 10miles off of I44 and just another 75miles into St Louis making this a great weekend retreat or the perfect place to build your dream home. It is located in a nice area with lots of large farms and not a lot of close neighbors. This is the kind of place anyone would be proud to own!





Locator Map



Locator Map



Satellite Map



LISTING REPRESENTATIVE

For more information contact:



Representative

Jerry Hunter

Mobile

(573) 578-0717

Email

yourlandhunter@gmail.com

Address

21475 State Route M

City / State / Zip

Newburg, MO 65550

NOTES



This image shows a blank sheet of white paper with horizontal ruling lines. The lines are evenly spaced and extend across the width of the page. There are no margins, text, or other markings on the paper.



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Living The Dream Outdoor Properties

515 S. Franklin St

Cuba, MO 65453

(855) 289-3478

<https://livingthedreamland.com/>

MORE INFO ONLINE:

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