

Dry Creek Farm Tract 1
County Road 357
Piedmont, MO 63957

\$237,875
86.500± Acres
Wayne County



Dry Creek Farm Tract 1
Piedmont, MO / Wayne County

SUMMARY

Address

County Road 357

City, State Zip

Piedmont, MO 63957

County

Wayne County

Type

Hunting Land, Recreational Land

Latitude / Longitude

37.1345 / -90.7295

Acreage

86.500

Price

\$237,875

Property Website

<https://livingthedreamland.com/property/dry-creek-farm-tract-1-wayne-missouri/40800/>



MORE INFO ONLINE:

<https://livingthedreamland.com/>



Dry Creek Farm Tract 1

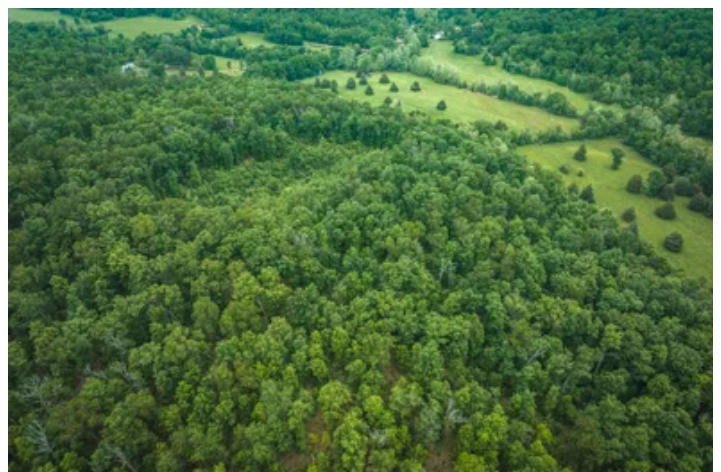
Piedmont, MO / Wayne County

PROPERTY DESCRIPTION

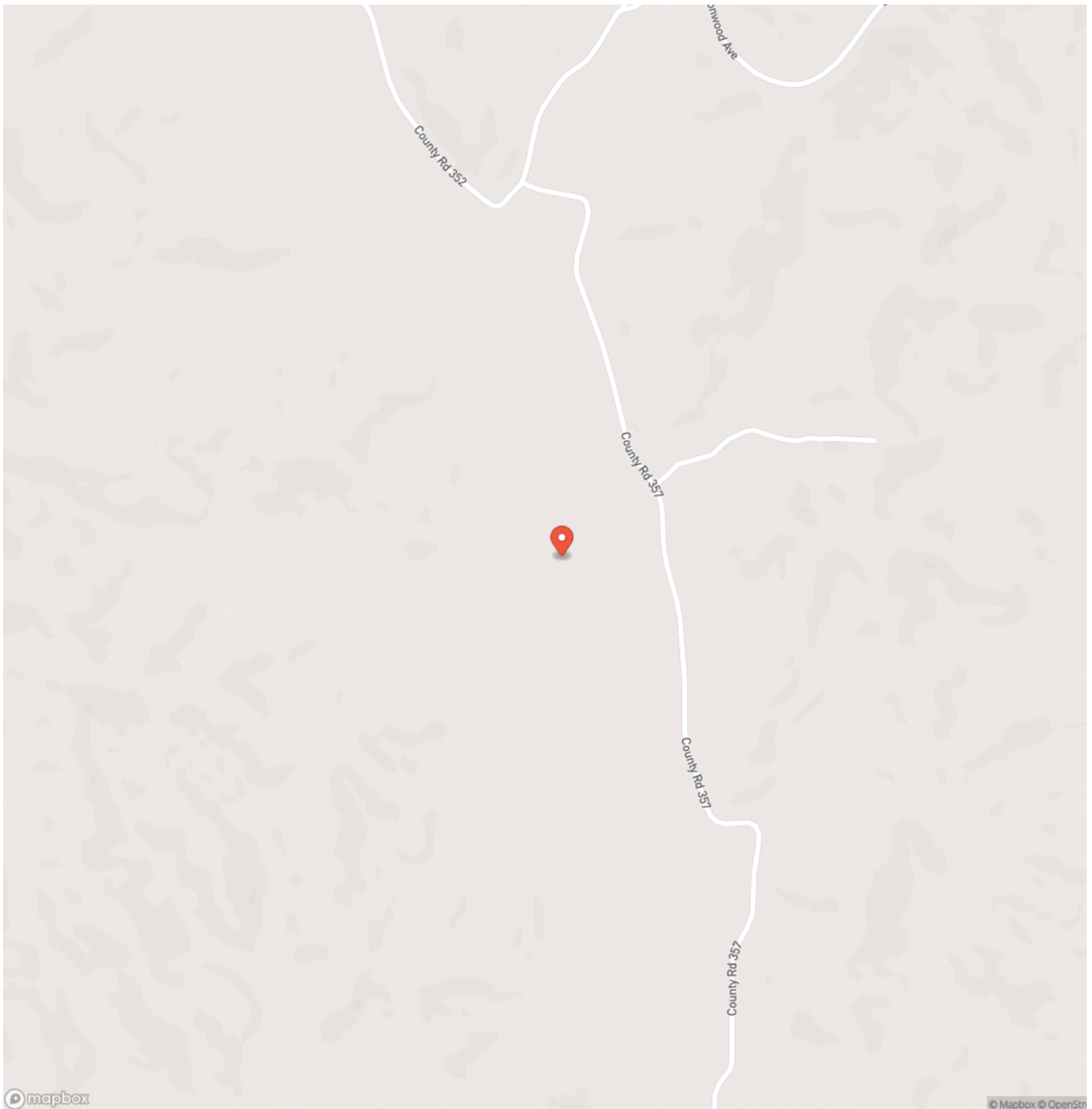
This property, which spans 86.5 acres, includes the Dry Creek running through it and offers fertile pasture ground and multiple food plots. The area is known for its abundant deer and turkey population, making it attractive for hunting enthusiasts. The property is conveniently located near Piedmont, providing easy access to necessities. Additionally, it's approximately 2.5 hours from St. Louis, making it a suitable weekend getaway or a potential site to build a home. The property is only seconds away from Clearwater Lake and a few minutes from the Black River, which are renowned for their excellent bass fishing opportunities in Missouri. Overall, it seems like a versatile property that could be utilized for livestock or enjoyed for recreational purposes.



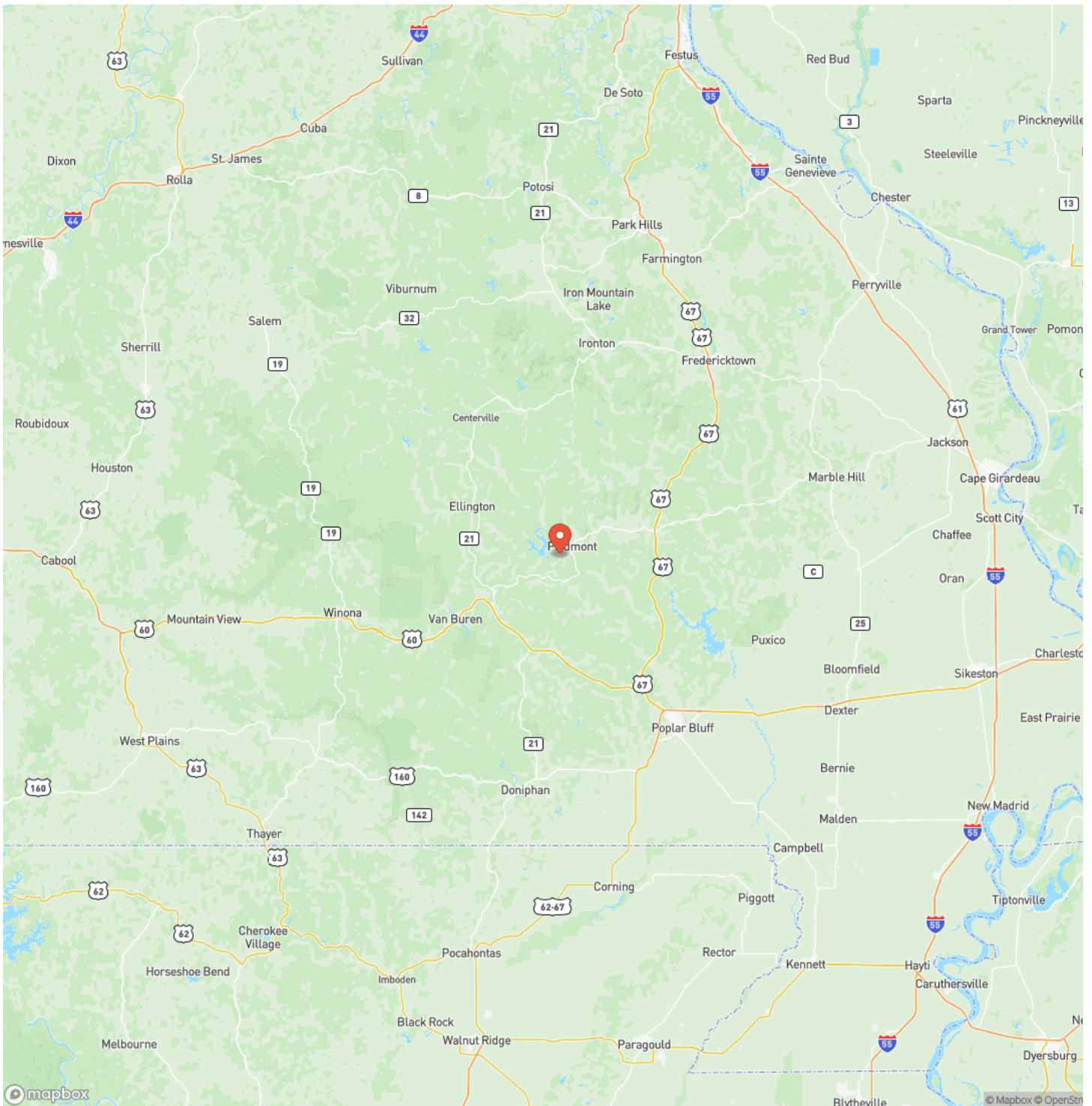
Dry Creek Farm Tract 1
Piedmont, MO / Wayne County



Locator Map



Locator Map



MORE INFO ONLINE:

<https://livingthedreamland.com/>



Satellite Map



LISTING REPRESENTATIVE

For more information contact:



Representative

Hunter Hindman

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Email

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Address

100 Chesterfield Parkway

City / State / Zip

Chesterfield, MO 63005

NOTES

[illegible]

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



DISCLAIMERS

Information in this brochure is provided solely for information purposes and does not constitute an offer to sell or advertise real estate outside the states in which broker or agent licensed. The information presented has been obtained from sources deemed to be reliable, but is not guaranteed or warranted by the agent, broker, or the sellers of these properties. This offering is subject to errors, omissions, prior sale, price change, correction or withdrawal from the market without notice. All references to age, square footage, income, expenses, acreage, carrying capacity, and land classification, etc. are approximate. Prospective buyers are chargeable with and expected to conduct their own independent investigation of the information and the property and to rely only on those results. Sellers reserve the right to accept or reject any and all offers without liability to any buyer or cooperating broker.

Maps are provided for illustration purposes only, the accuracy is not warranted. Parcels on interactive maps are not adjusted to match aerial backgrounds. This information is for reference purposes only and is not a legal document. Data maps contain errors. The seller and seller's agent are making known to all potential buyers that there may be variations between the location of the existing fence lines and the legal description of the deeded property. Seller and seller's agent make no warranties with regard to the location of the fence lines in relationship to the deeded property lines, nor does the Seller make any warranties or representations with regard to the specific acreage contained within the fenced property lines. Seller is selling the property in an "as is" condition, which includes the location of the fences as they exist. Boundaries shown on the accompanying maps are approximate, based on county parcel data. The maps are not to scale. The accuracy of the maps is not guaranteed. Prospective buyers are encouraged to verify fence lines, deeded property lines and acreages using a licensed surveyor at their own expense.



Living The Dream Outdoor Properties

515 S. Franklin St

Cuba, MO 65453

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