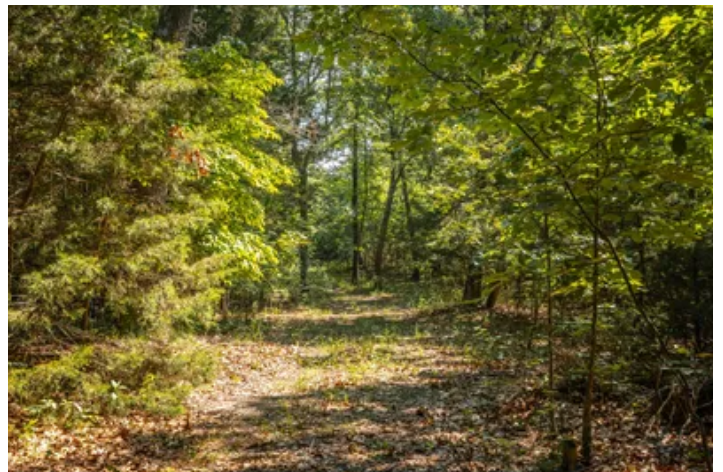


Centerville Haven
TBD Highway 21
Centerville, MO 63633

\$104,900
31.870± Acres
Reynolds County



Centerville Haven
Centerville, MO / Reynolds County

SUMMARY

Address

TBD Highway 21

City, State Zip

Centerville, MO 63633

County

Reynolds County

Type

Recreational Land, Hunting Land

Latitude / Longitude

37.4104 / -90.959

Acreage

31.870

Price

\$104,900

Property Website

<https://livingthedreamland.com/property/centerville-haven-reynolds-missouri/41978/>



MORE INFO ONLINE:

<https://livingthedreamland.com/>



PROPERTY DESCRIPTION

Nestled in the picturesque Reynolds County, Missouri, lies a truly enchanting tract of land that captures the essence of natural beauty and recreational abundance. This stunning property offers a mesmerizing landscape with an array of enticing features that will capture the hearts of outdoor enthusiasts and nature lovers alike. Located in a region renowned for its recreational opportunities, this tract of land boasts an abundance of small game, making it a haven for hunting enthusiasts. The area is teeming with various species, offering ample opportunities for exciting and rewarding hunting experiences. One of the highlights of this captivating property is the close proximity to the Crystal Clear Ozark Stream, The Black River, that winds its way through the area. This sparkling stream is a true gem, with its crystalline waters inviting visitors to indulge in a variety of water activities. Whether you prefer floating lazily downstream, casting your fishing line into the depths, or simply basking in the serenity of the surroundings, this stream promises endless hours of enjoyment. This tract of land also offers the perfect setting for camping adventures. Picture yourself pitching a tent under the starlit sky, gathering around a crackling campfire, and immersing yourself in the soothing sounds of nature. The peaceful atmosphere and natural beauty make this an ideal escape from the hustle and bustle of everyday life. If you're seeking a place to build your own dream home on the two sites already to build, this property presents an excellent opportunity. There is property does have an electrical easement as well as fiber optic internet available. With its captivating surroundings and picturesque vistas, it serves as an ideal canvas for creating a personal sanctuary that harmonizes with the natural landscape. Furthermore, this land's proximity to several notable attractions adds to its allure. The renowned Mark Twain National Forest is a stone's throw away, offering an extensive playground for hikers, nature enthusiasts, and those seeking to explore the great outdoors. Johnson Shut-ins, a geological wonder renowned for its fascinating rock formations and swimming holes, provides an extraordinary recreational experience. Additionally, Elephant Rock, a natural landmark characterized by massive granite boulders, stands as a testament to the awe-inspiring forces of nature. In summary, this beautiful tract of land in Reynolds County, Missouri, presents an exceptional opportunity for those seeking a recreational haven or contemplating building their dream home. With its abundance of small game, the crystal-clear Ozark stream, and its proximity to renowned attractions like Mark Twain National Forest, Johnson Shut-ins, and Elephant Rock, this property offers endless possibilities for outdoor adventures and tranquil escapes.

MORE INFO ONLINE:

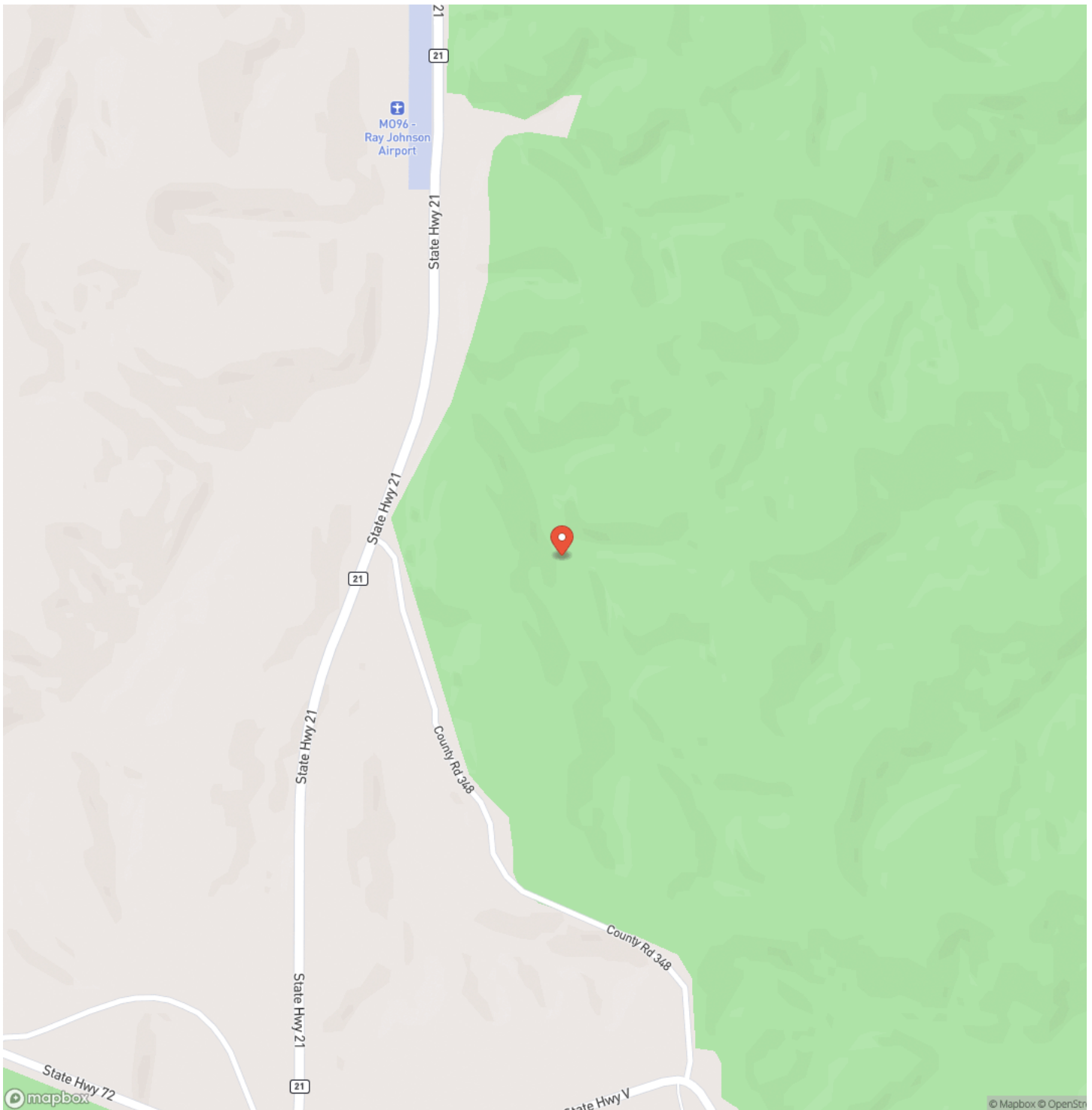
<https://livingthedreamland.com/>



Centerville Haven
Centerville, MO / Reynolds County



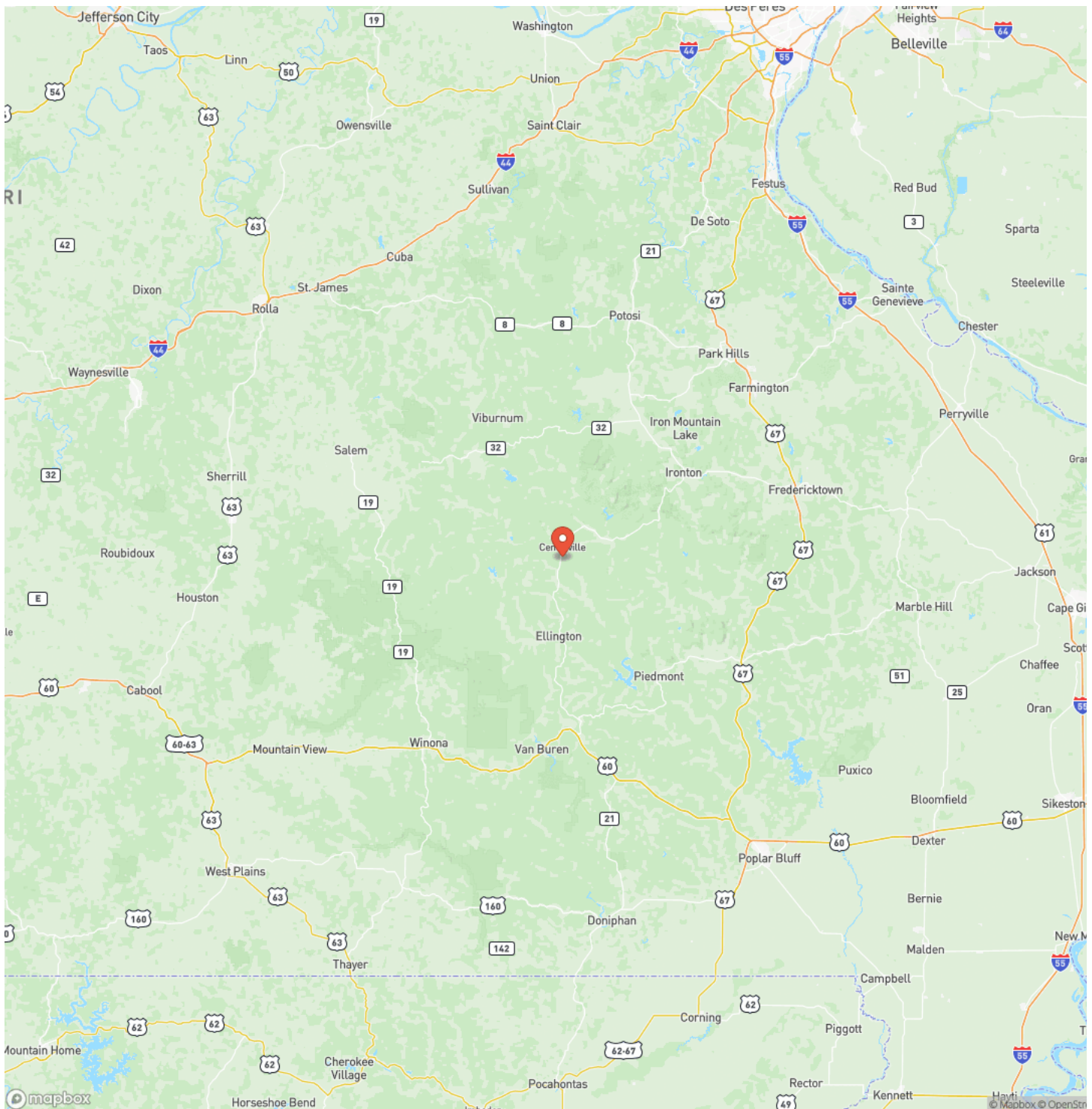
Locator Map



MORE INFO ONLINE:

<https://livingthedreamland.com/>

Locator Map

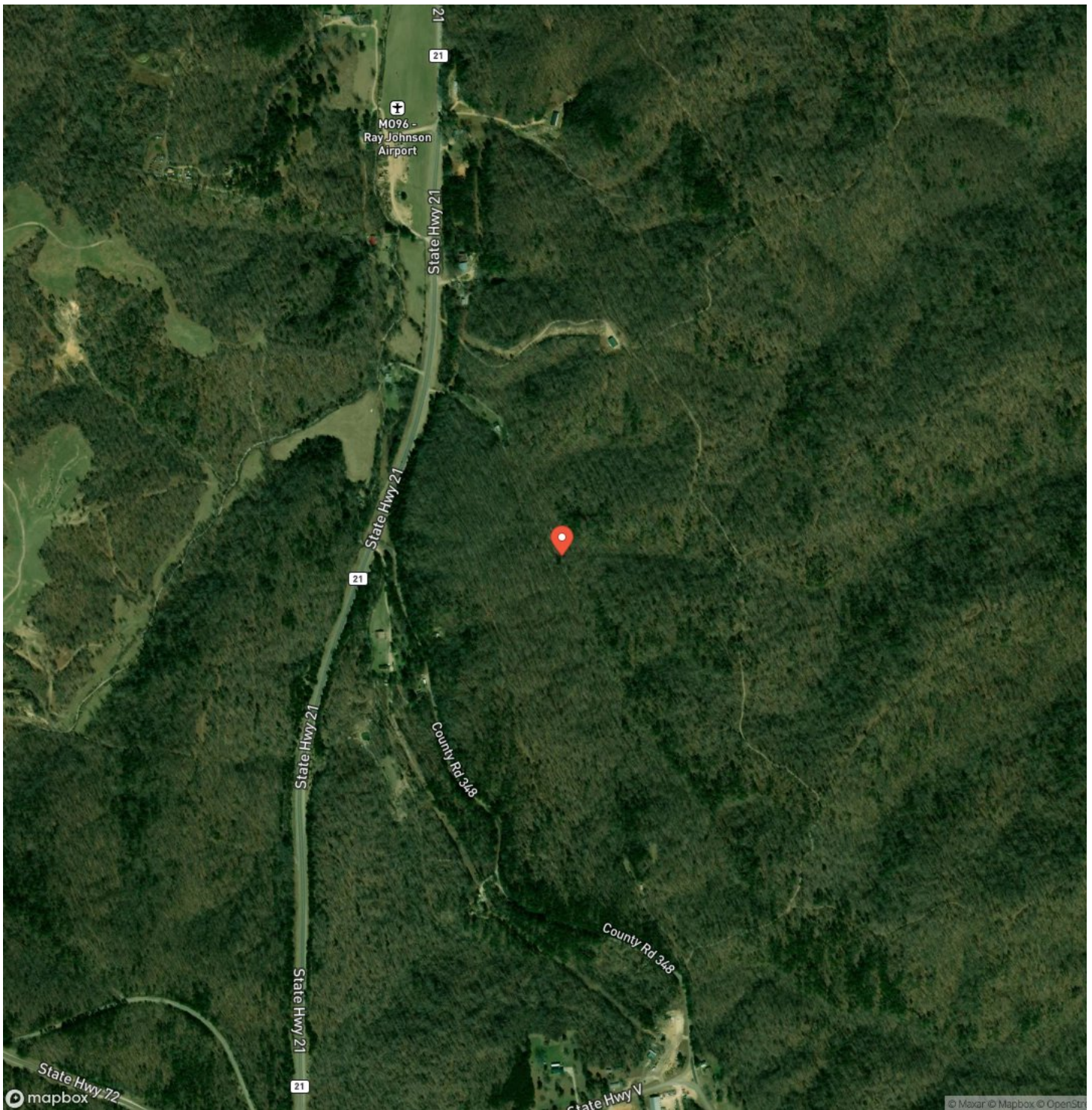


MORE INFO ONLINE:

<https://livingthedreamland.com/>



Satellite Map



MORE INFO ONLINE:

<https://livingthedreamland.com/>

LISTING REPRESENTATIVE

For more information contact:



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D.W. Hindman

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(314) 486-3500

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(855) 289-3478

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dwlivingthedream@gmail.com

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City / State / Zip

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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
100 Chesterfield Parkway
Chesterfield, MO 63005
(855) 289-3478
<https://livingthedreamland.com/>

