

Shotwell Road  
Shotwell Road  
Gerald, MO 63037

**\$299,900**  
41± Acres  
Franklin County



**MORE INFO ONLINE:**

<https://livingthedreamland.com/>



**Shotwell Road**  
**Gerald, MO / Franklin County**

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**SUMMARY**

**Address**

Shotwell Road

**City, State Zip**

Gerald, MO 63037

**County**

Franklin County

**Type**

Hunting Land, Farms, Recreational Land

**Latitude / Longitude**

38.3964 / -91.3191

**Taxes (Annually)**

40

**Acreage**

41

**Price**

\$299,900

**Property Website**

<https://livingthedreamland.com/property/shotwell-road-franklin-missouri/43264/>



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**PROPERTY DESCRIPTION**

This 41-acre tract has it all! It is within walking distance from everything in Gerald & across the street from the City Park. This property is not within the city limits & does not have restrictions. Approx 10ac are fenced for cattle, while there are large sections of undisturbed forest that hold deer & turkey. Moreover this property is easily accessible with paved road access on the south & a private driveway on the North side. On top of that public water & sewer run along the South border. The 1.5ac +/- lake is stocked & perfect for fishing & there are 2 smaller ponds for horses & cattle. One of the unique features of this property is the antique barn, which is still in good condition and could be put back to use with a little work, whether you envision it as a functional storage space or a charming rustic addition to the property. With its versatile and picturesque setting, this 41-acre tract offers a perfect opportunity to create the idyllic lifestyle you've been dreaming of.





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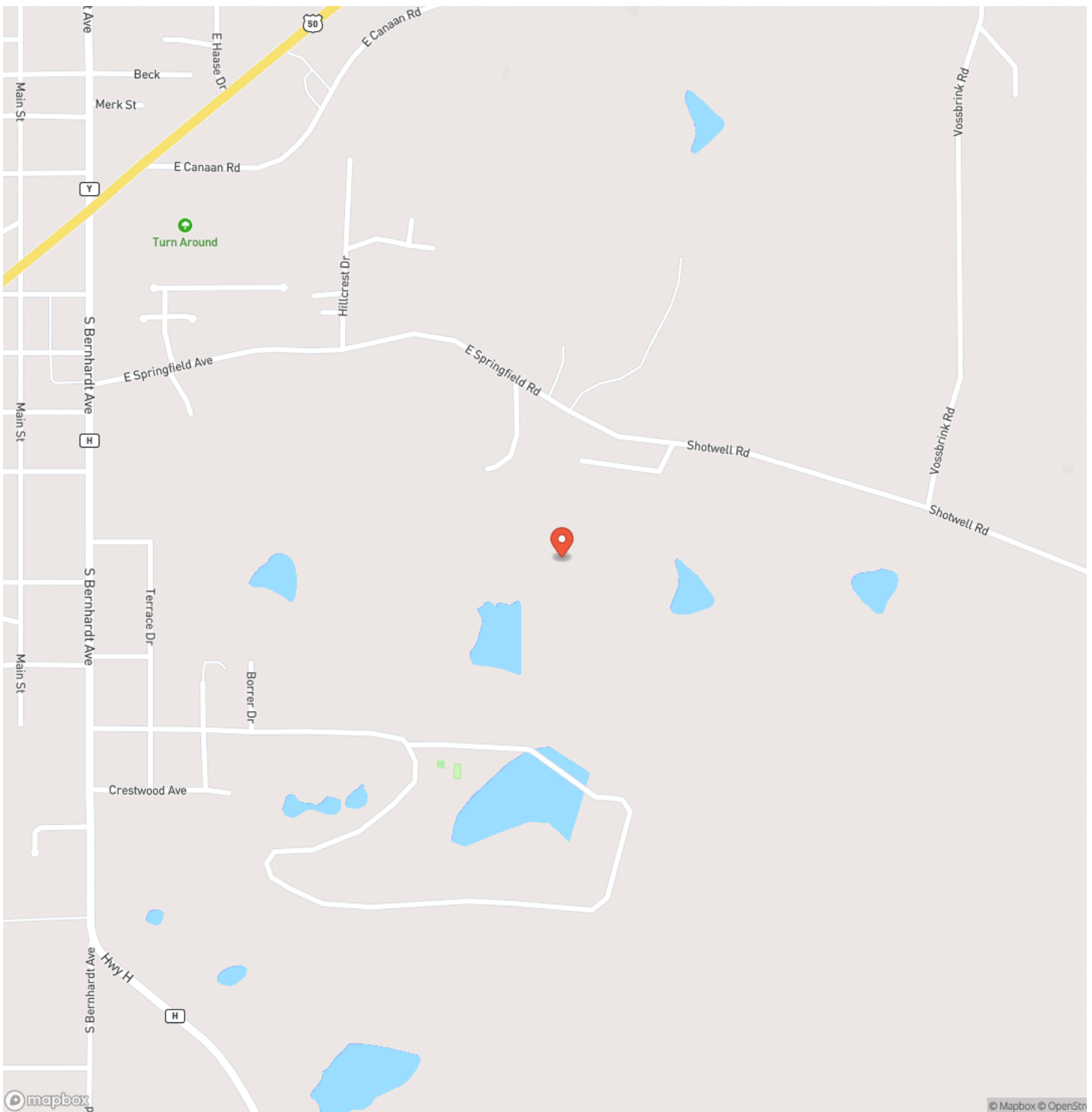


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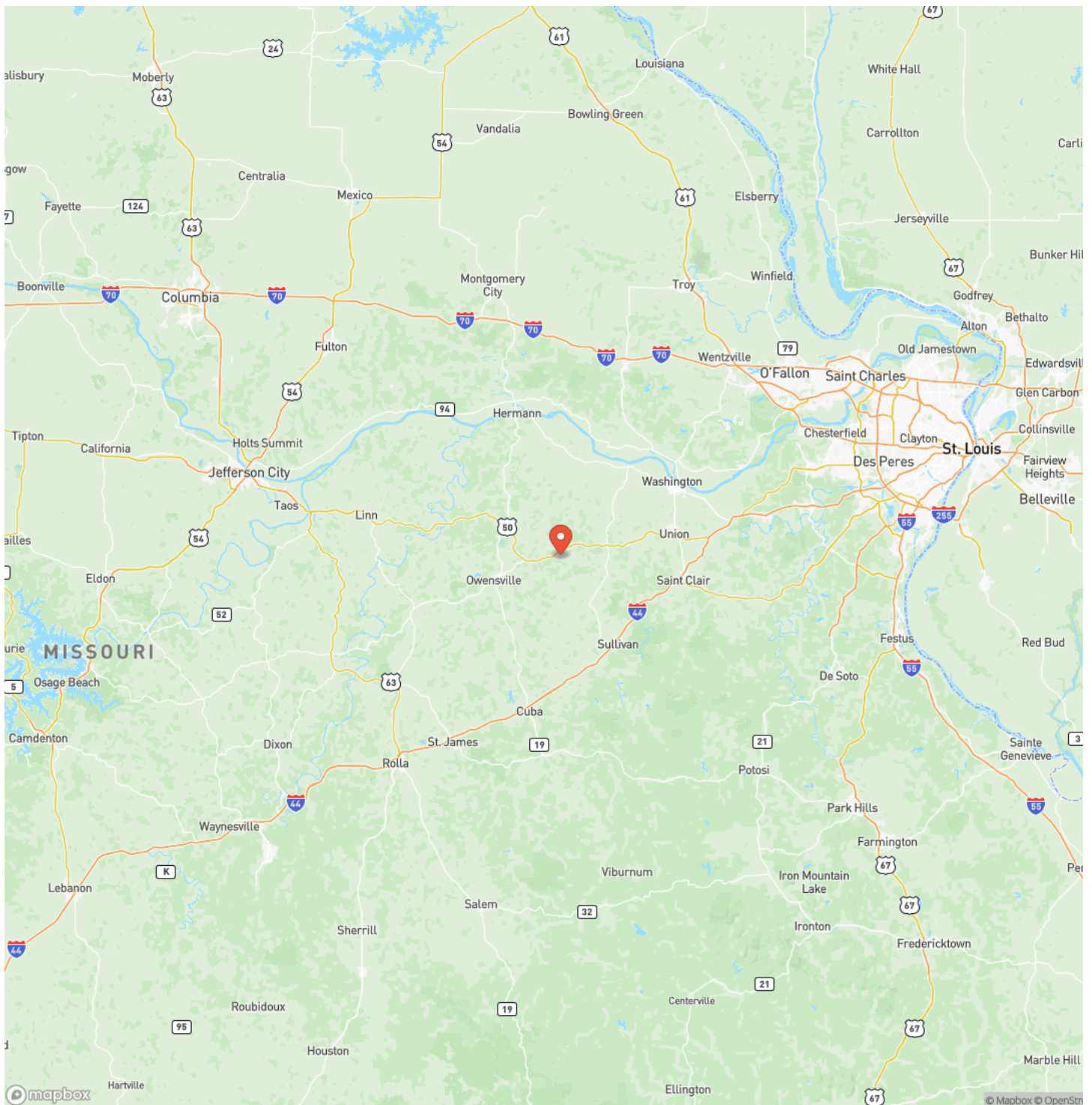


## Locator Map



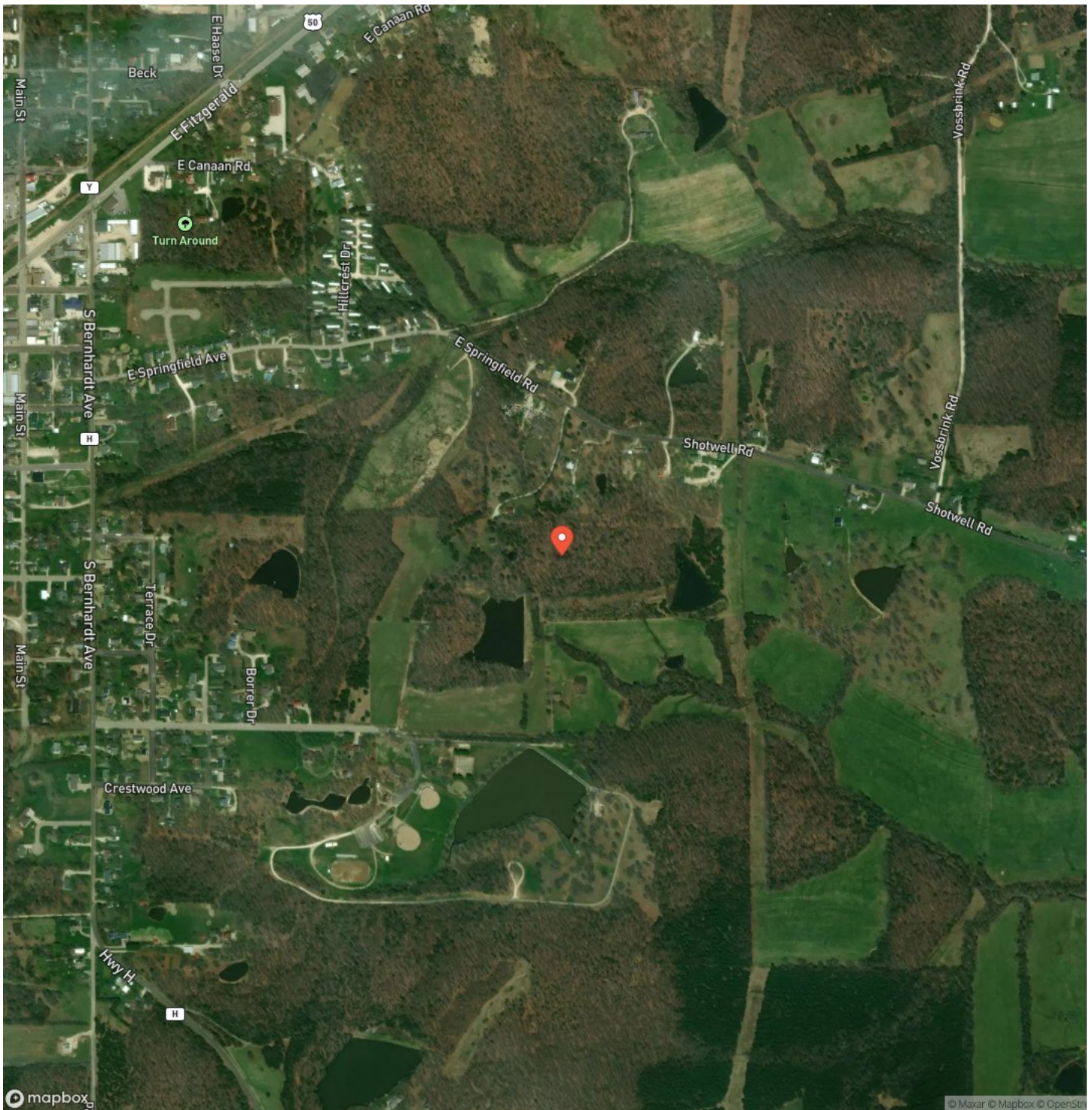


## Locator Map





## Satellite Map



**Shotwell Road**  
**Gerald, MO / Franklin County**

## LISTING REPRESENTATIVE

**For more information contact:**



### Representative

John Echele

## Mobile

(636) 288-7569

## Email

john@livingthedreamland.com

**Address**

## City / State / Zip

Washington, MO 63090

## NOTES

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**MORE INFO ONLINE:**

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## 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**

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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.





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**Living The Dream Outdoor Properties**  
6484 North Service Rd.  
Leasburg, MO 65535  
(855) 289-3478  
<https://livingthedreamland.com/>

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