

Branch Lane 9  
2463 Branch Lane  
Wentzville, MO 63385

**\$724,900**  
9± Acres  
St. Charles County



**MORE INFO ONLINE:**

<https://livingthedreamland.com/>



**Branch Lane 9**  
**Wentzville, MO / St. Charles County**

**SUMMARY**

**Address**

2463 Branch Lane

**City, State Zip**

Wentzville, MO 63385

**County**

St. Charles County

**Type**

Single Family

**Latitude / Longitude**

38.776555 / -90.913225

**Taxes (Annually)**

5627

**Dwelling Square Feet**

2563

**Bedrooms / Bathrooms**

5 / 4

**Acreage**

9

**Price**

\$724,900

**Property Website**

<https://livingthedreamland.com/property/branch-lane-9-st-charles-missouri/53285/>



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**PROPERTY DESCRIPTION**

A real hidden gem in Unincorporated St Charles County, Missouri. 5bed 3bath home with the room for a growing family in the Wentzville school district. Has a partially finished walkout basement. Main floor laundry oversized garage, a large kitchen family room area for those gatherings with friends and family. Property has a chicken coop, two metal buildings one with a big shop area, possible living areas in both plus two ponds to enjoy on 9 acres with some woods to explore. Come take a look today.

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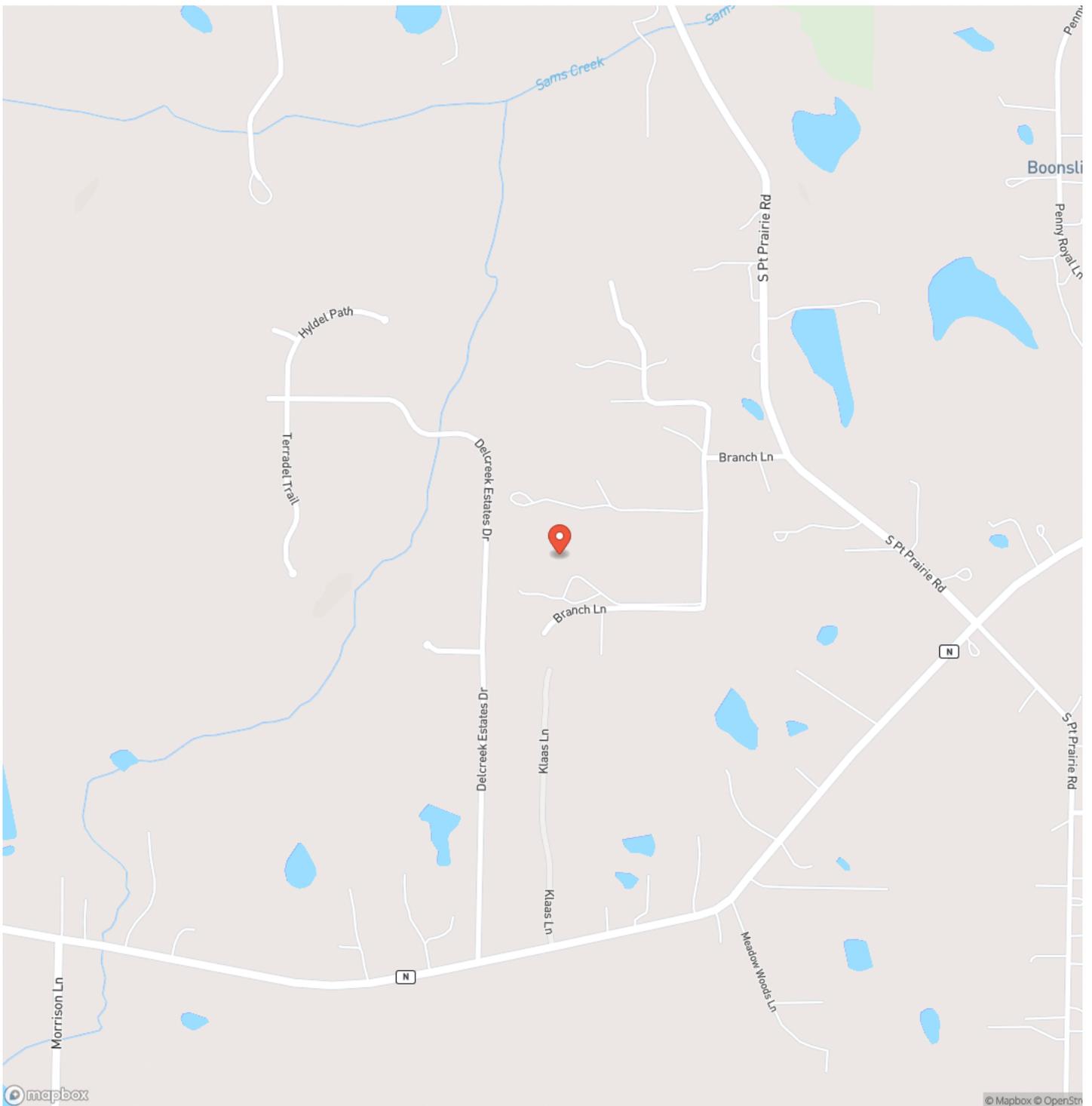


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## Locator Map

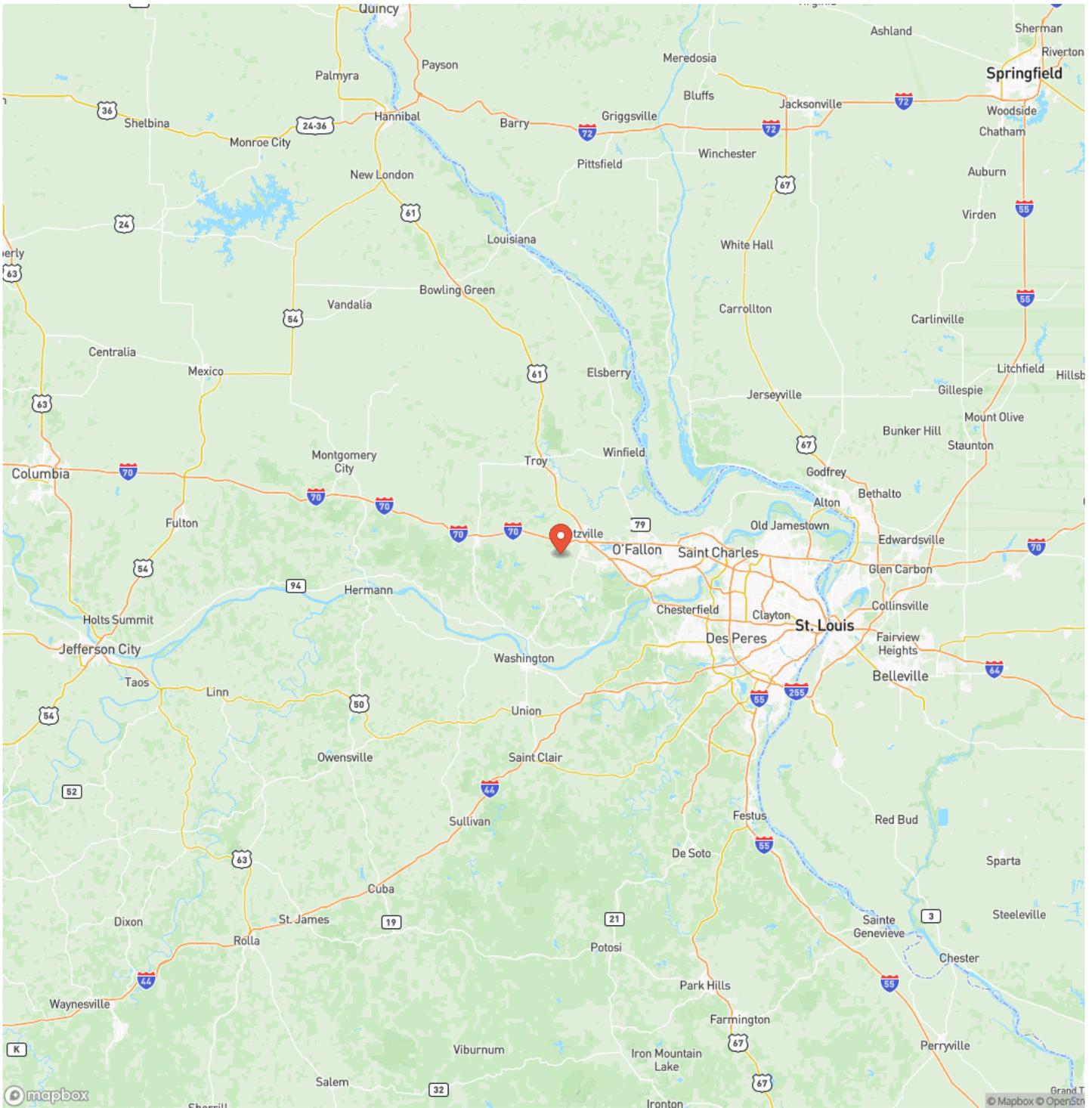


**MORE INFO ONLINE:**

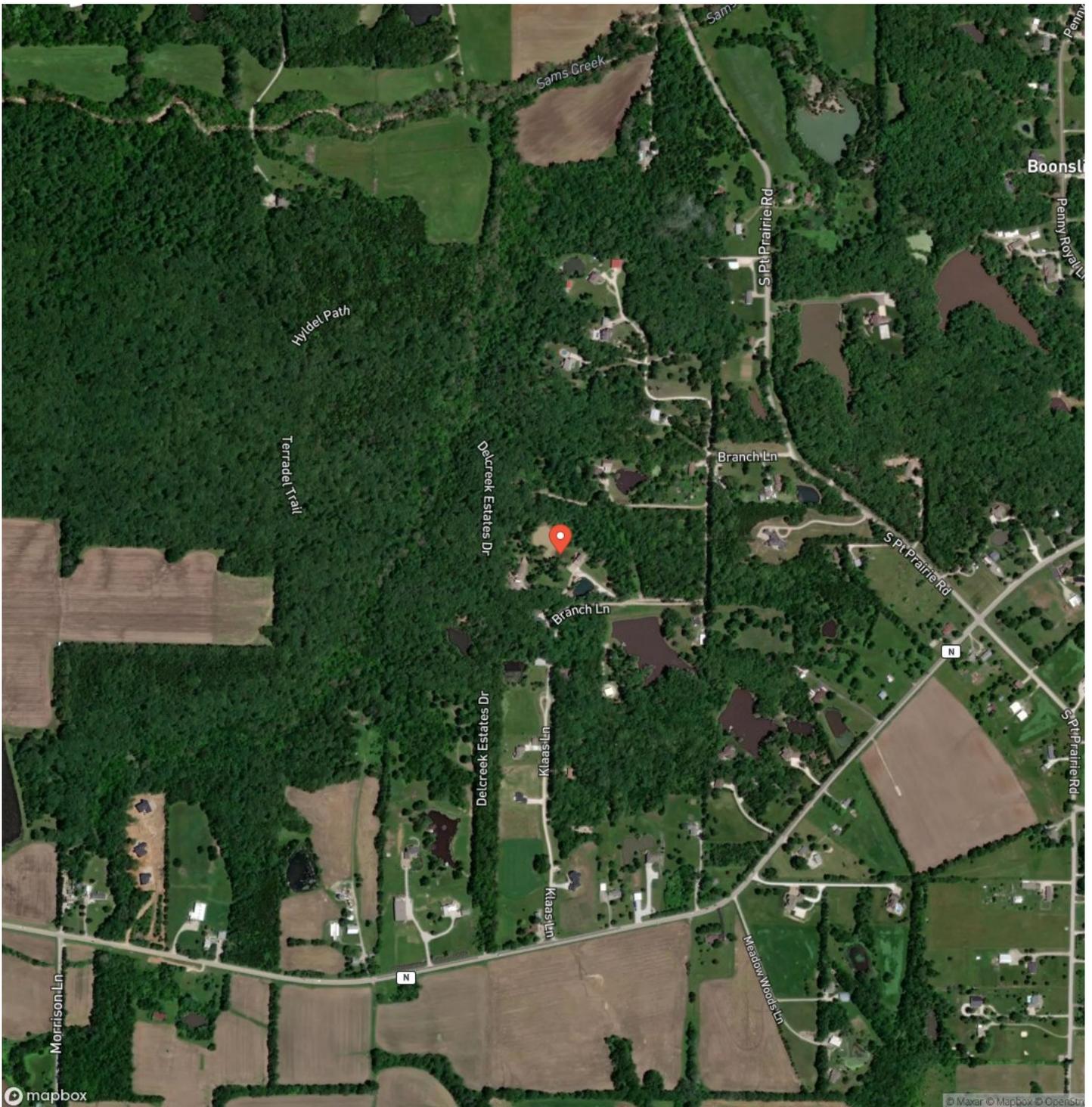
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# Locator Map



# Satellite Map







## **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.  
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<https://livingthedreamland.com/>

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