

LAND FOR SALE

# SMALL ACREAGE BUILD SITE WITH A POND- TRACT 2

PRICE: **\$258,000**  
COUNTY: **SAINT CLAIR**  
STATE: **MISSOURI**  
ACRES: **43**



## PROPERTY FEATURES

- Highway B blacktop frontage
- Electricity along the road
- Mostly fenced with newer fencing
- Peaceful and quiet area
- Beautiful pasture
- Woods on the west side
- Deer and turkey hunting opportunities
- Additional acreage available
- 12 miles to Osceola
- 32 miles to Clinton
- Under 30 minutes to Truman Lake
- Under 1 hour to Stockton Lake
- 1 hour 30 minutes to Kansas City area

For more information, contact:

**SKYLER WIRSIG**, Land Agent

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**MidwestLandGroup.com**

This property is being offered by Midwest Land Group, LLC, 7111 W. 151st Street, Ste. 27, Overland Park, KS 66223, 913.674.8010.  
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