

MIDWEST LAND GROUP PRESENTS

19 ACRES

LAWRENCE COUNTY, MO

20309 LAWRENCE 1120, VERONA, MISSOURI, 65769



MidwestLandGroup.com

MIDWEST LAND GROUP IS HONORED TO PRESENT

HOME AND ACREAGE NEAR VERONA, MISSOURI

Midwest Land Group is proud to offer this great home and acreage setup in Verona, Missouri. This property includes 19 +/- acres and a newly built 900 square foot home. If you've been searching for a great build site or an affordable home on acreage, look no further!

The property sits just 10 minutes west of Verona and is located off of Lawrence County Road 1120. As you pull into the property, you'll appreciate the long driveway as it winds back to the newly built home that was constructed in 2022. The home is a 30'x30', and has two bedrooms, one bathroom, and a large open living and kitchen area. The home is not wired for electric, but electric has already been run up to the well. The home is heated by a wood-burning stove, and the seller currently uses a propane-powered refrigerator. If you're

planning to build your own home, this home would set up great as a temporary place to stay while you build a primary residence out front. Whatever your plans, you'll appreciate the simplicity and craftsmanship of the home.

The home sits on the back edge of a 3 acre section of pasture that has dotted oaks throughout the field. The remainder of the property is made up of hardwood timber with very gentle topography. The seller has harvested many deer off the property over the years, including one buck that gross scored just over 150". If you've been searching for an affordable home on acreage or a build site with a guest home, this property is worth seeing in person. For more information or to set up a showing, contact listing agent Clay O'Dell at (417) 414-1808.



PROPERTY FEATURES

PRICE: **\$292,000** | COUNTY: **LAWRENCE** | STATE: **MISSOURI** | ACRES: **19**

- 19 +/- acres
- 900 +/- sq. ft. home
- Two bedrooms, one bathroom
- 3 +/- acres of pasture
- Great hunting
- Electric service ran to the well
- Verona school district
- 2024 property taxes were \$620.37
- 10 minutes from Verona, MO
- 15 minutes from Monett, MO
- 45 minutes from Springfield, MO



900 SQ. FT. HOME

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GREAT HUNTING

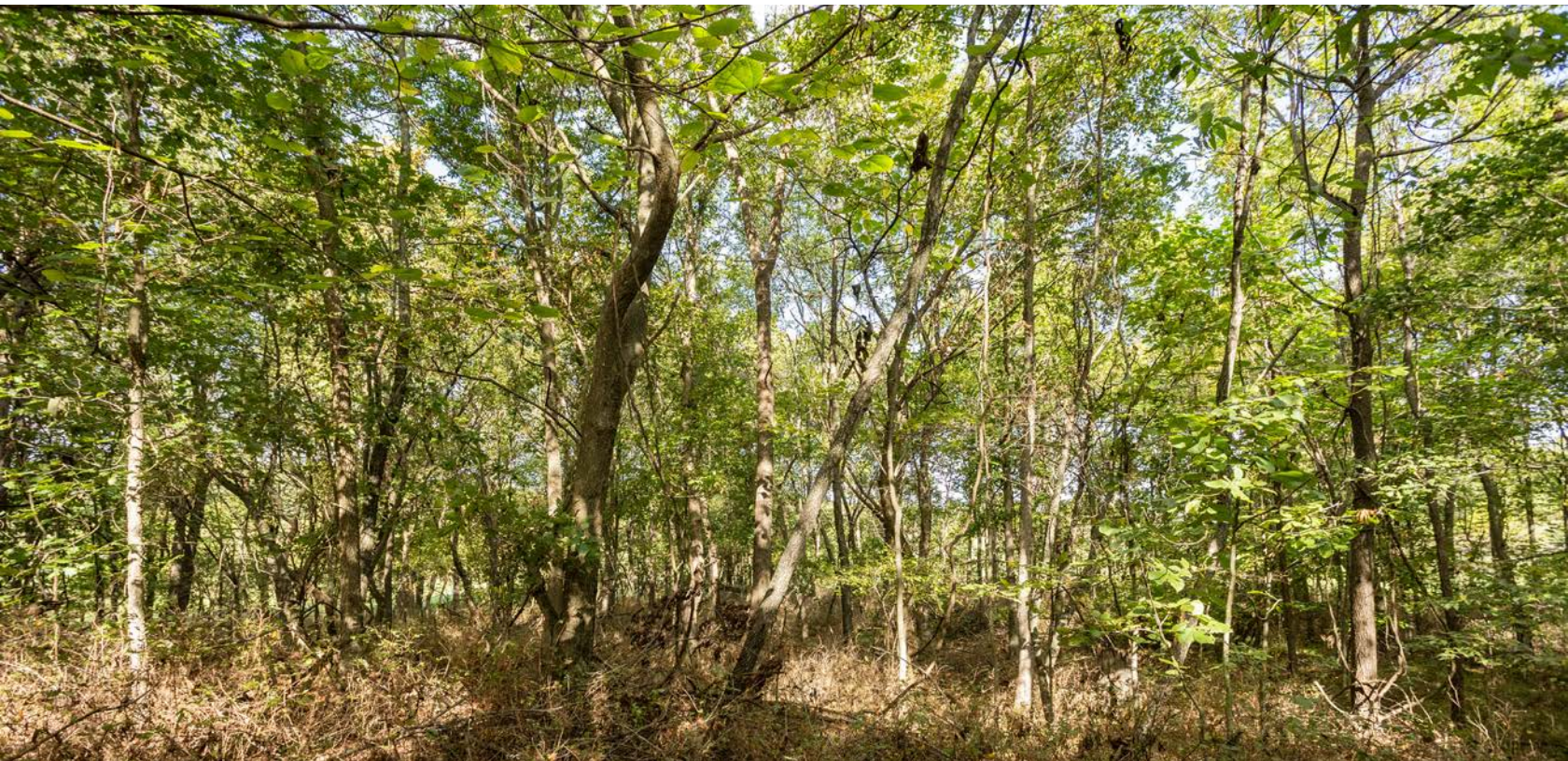


3 +/- ACRES OF PASTURE



HARDWOOD TIMBER

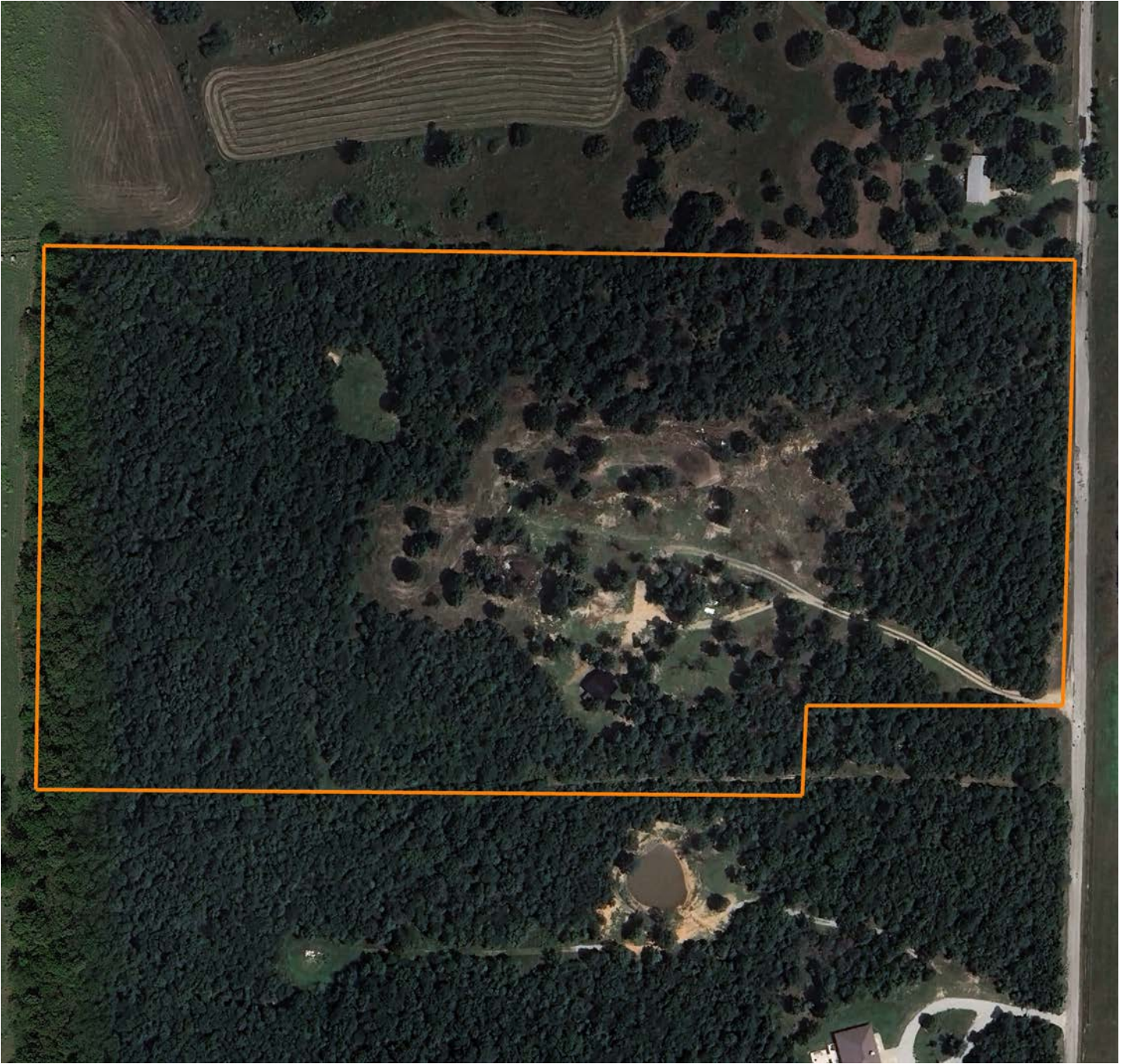
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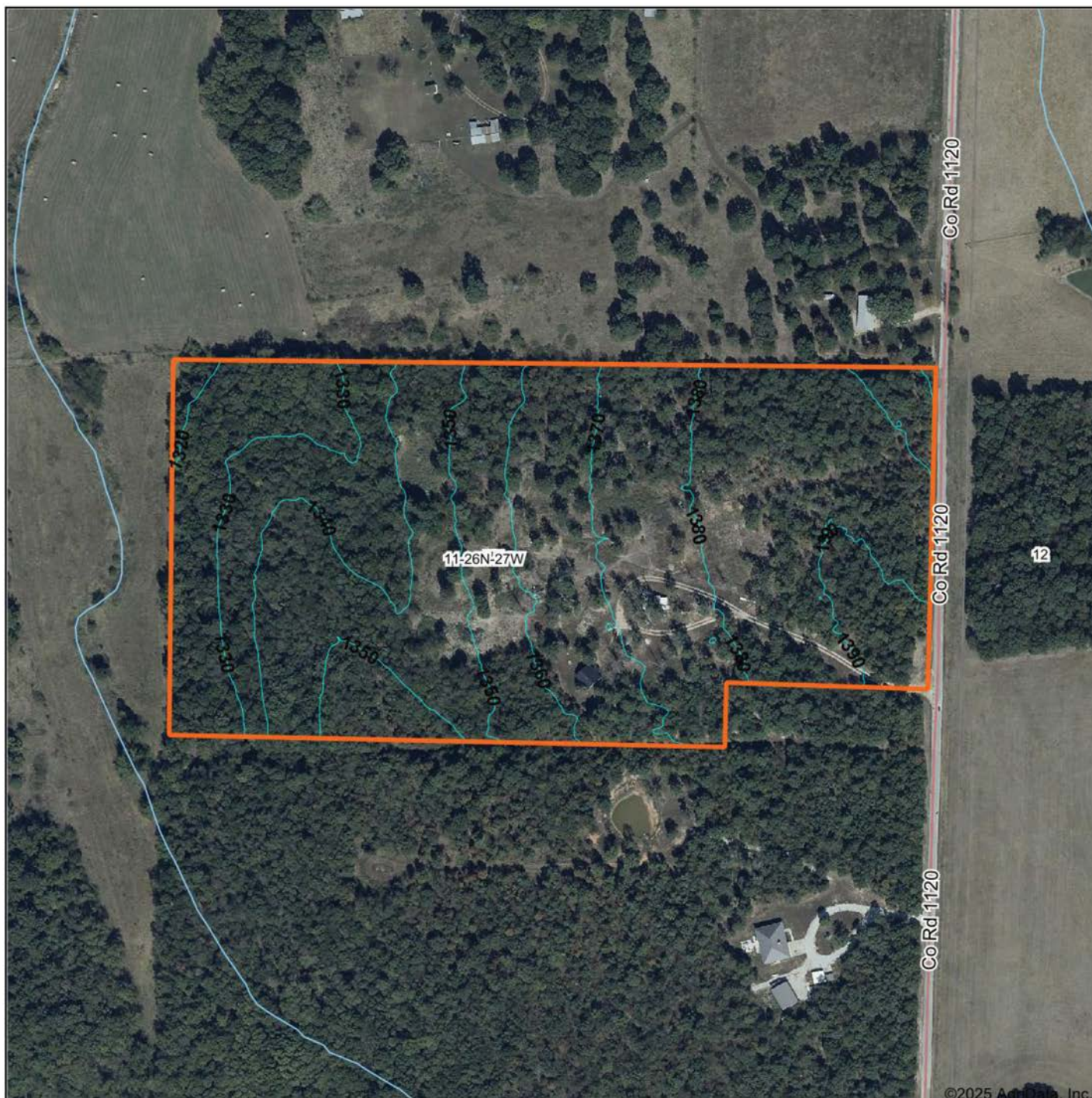
ADDITIONAL PHOTOS



AERIAL MAP



TOPOGRAPHY MAP



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Maps Provided By:



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Source: USGS 1 meter dem
Interval(ft): 10.0
Min: 1,317.6
Max: 1,393.8
Range: 76.2
Average: 1,359.7
Standard Deviation: 21.29 ft

0ft 271ft 542ft

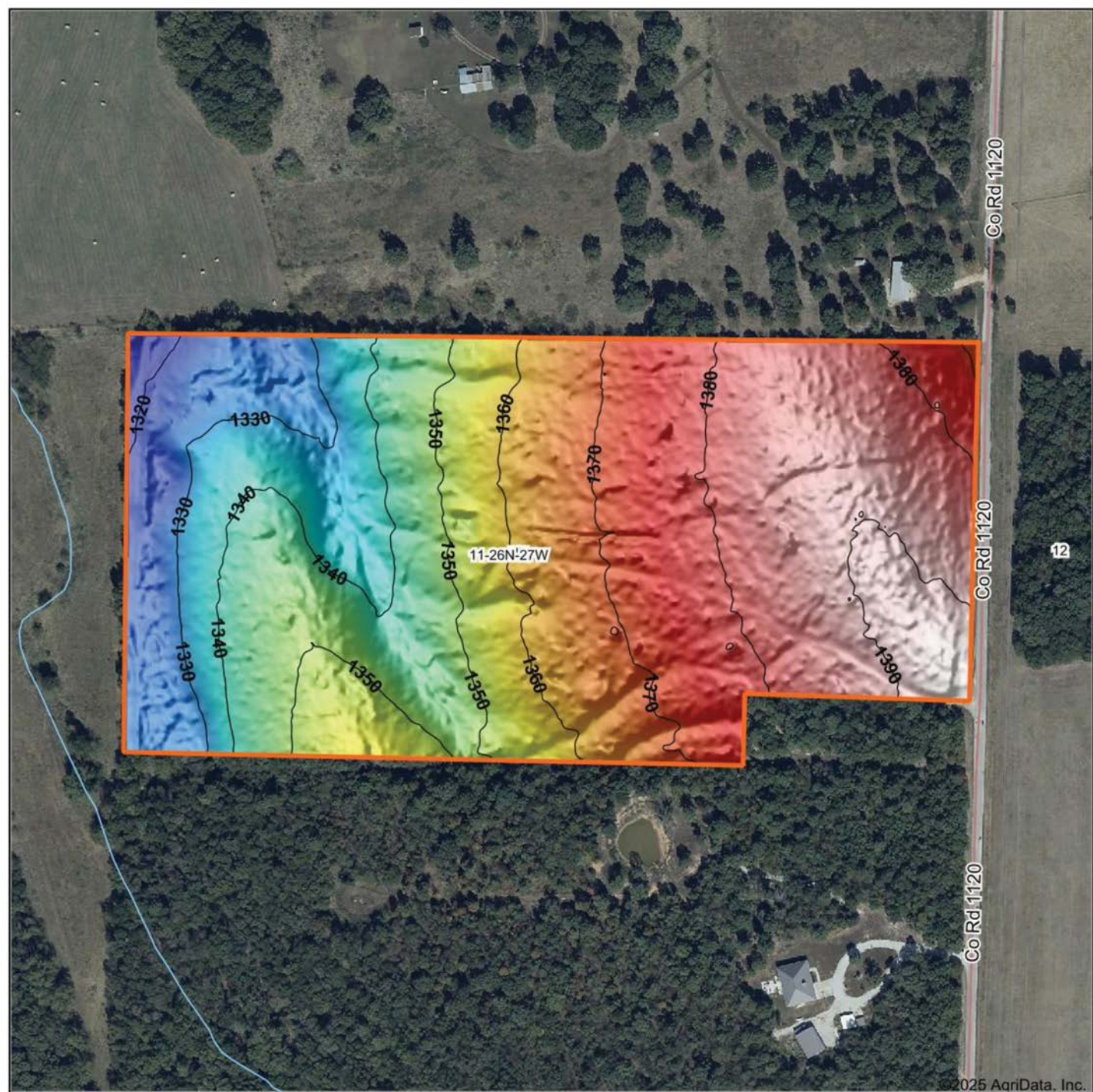


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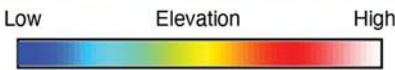
11-26N-27W
Lawrence County
Missouri

Boundary Center: 36° 58' 51.62, -93° 50' 48.62

HILLSHADE MAP



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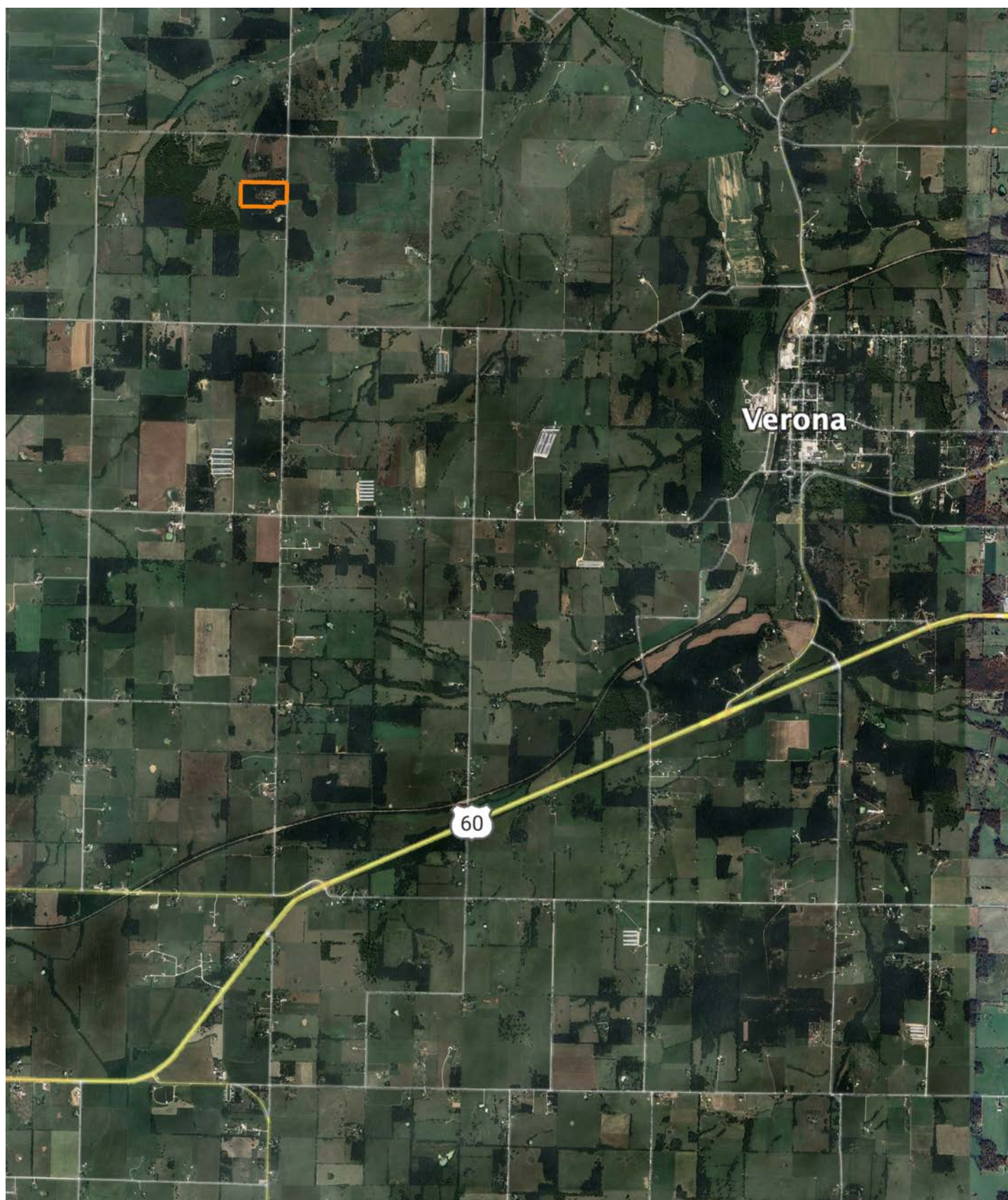


9/17/2025

11-26N-27W
Lawrence County
Missouri

Boundary Center: 36° 58' 51.62, -93° 50' 48.62

OVERVIEW MAP



AGENT CONTACT

Born in Springfield, Missouri, Clay O'Dell grew up loving to bow hunt and has done so ever since, enjoying the challenges that come along with it. His parents raised him with standards that have stuck with him his entire life: to treat others as you'd want to be treated, and to work hard in order to achieve your goals.

While earning his Bachelor's in Agricultural Business from Missouri State University, Clay worked as a wildlife technician for renowned deer biologist Dr. Grant Woods (GrowingDeer.tv) and later interned with a local bank, assisting in the agricultural lending department. Following his calling to work in the outdoors, Clay worked as a land manager and field producer with GrowingDeer.tv, taking on different roles, anything from filming hunts and web shows to managing a 2,400-acre wildlife mecca in Southern Missouri. In this position, he traveled across the country, assisting in designing and implementing habitat management plans for 100+ properties.

Today, Clay combines that experience with his knowledge of land and agriculture to help clients achieve their dreams, using his professionalism, strong work ethic, and dedication to the craft. When he's not working, Clay enjoys hunting deer, turkey and waterfowl, as well as chasing white bass and crappie. He knows what it takes to have a great hunting property as well as a profitable farm, and understands the importance and value these properties hold for landowners and their communities.



CLAY O'DELL, LAND AGENT
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