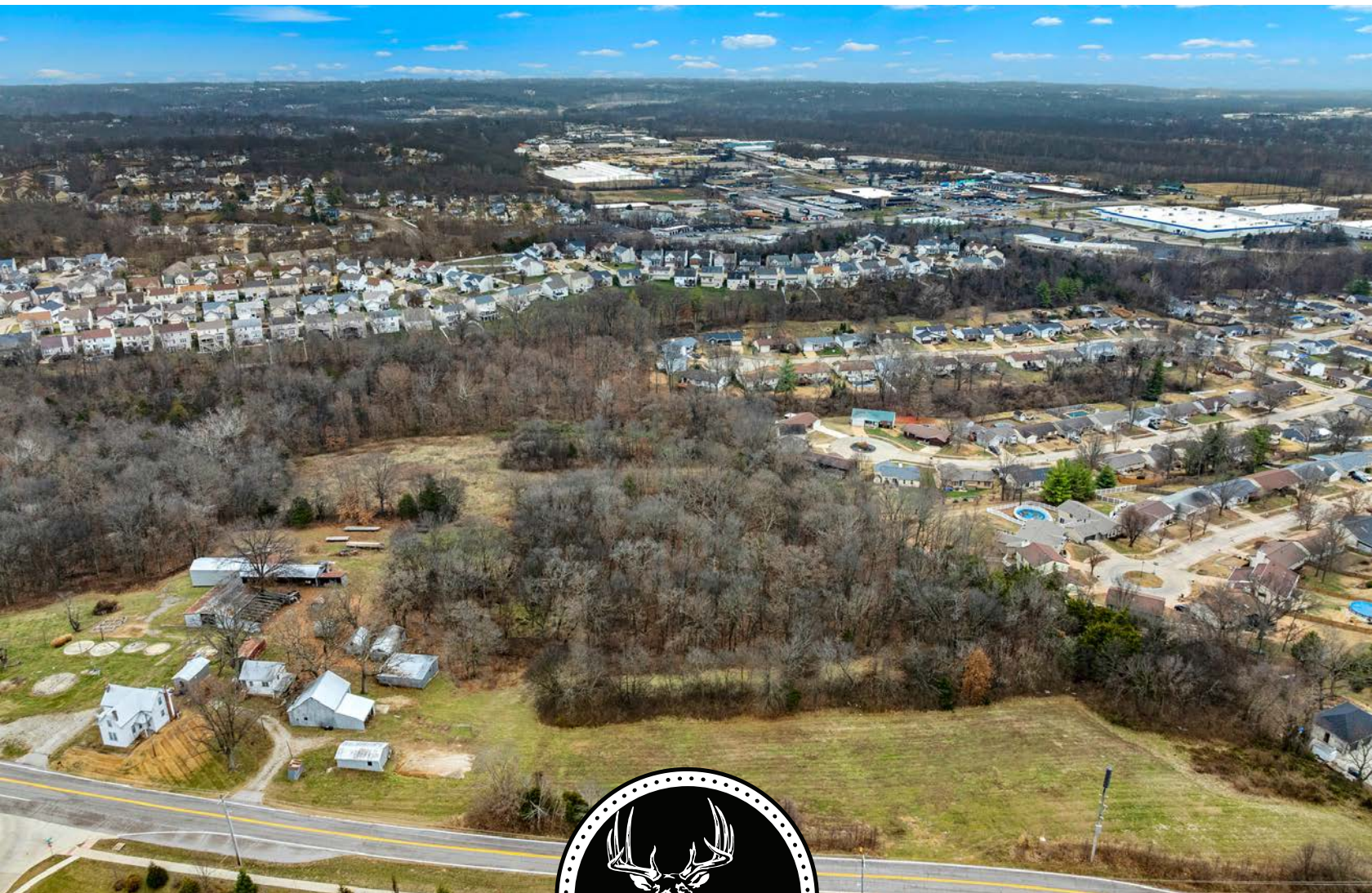


MIDWEST LAND GROUP PRESENTS

10 ACRES IN

SAINT LOUIS COUNTY MISSOURI

5942 HAWKINS FUCHS ROAD, SAINT LOUIS, MO



MidwestLandGroup.com

MIDWEST LAND GROUP IS HONORED TO PRESENT

RARE 10 +/- ACRE VACANT TRACT WITH DEVELOPMENT POTENTIAL IN SOUTH COUNTY

Discover a rare opportunity to own a peaceful 10 +/- acre vacant tract in south Saint Louis County, just off the I-55 corridor. This expansive parcel offers significant flexibility for a wide range of development and investment strategies. Whether your plan is to build multiple lots, create your dream private estate, or hold for future market appreciation, this property delivers both location and potential.

With excellent road frontage and utilities bordering the property, this one is a must-see for those looking for possibilities in the south Saint Louis County area. Contact Nicole Hart at (573) 826-1340 to schedule an in-person showing or to learn more about this one-of-a-kind property.



PROPERTY FEATURES

COUNTY: **SAINT LOUIS** | STATE: **MISSOURI** | ACRES: **10**

- Great location off Hawkins Fuchs Road
- Untouched potential
- Gently rolling topography
- Mature trees
- Paved road frontage
- Utilities available nearby
- Minutes from shopping/amenities
- Investment opportunities
- Convenient access to I-55 and 270

PAVED ROAD FRONTAGE



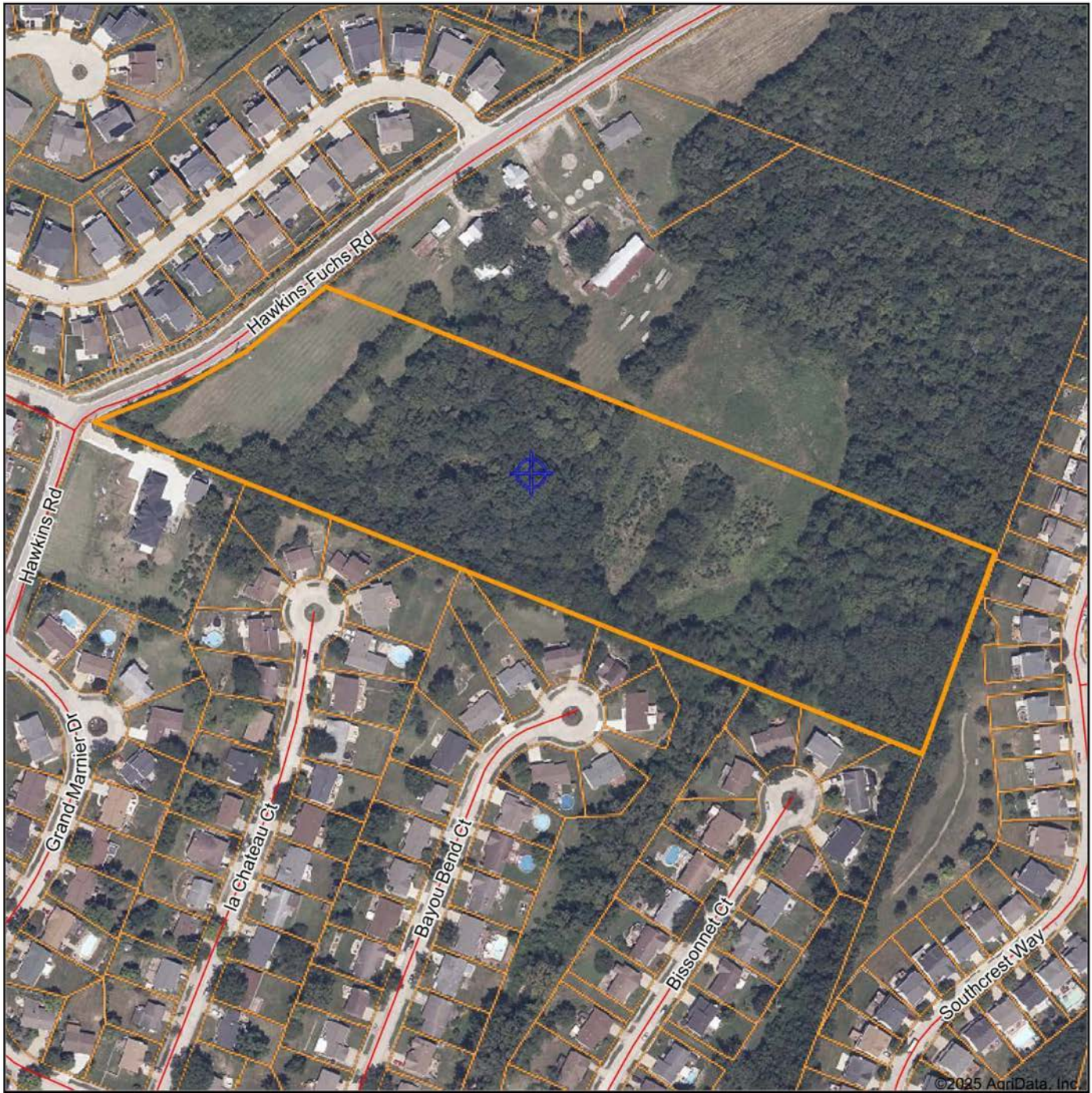
GENTLY ROLLING TOPOGRAPHY



UNTOUCHED POTENTIAL



AERIAL MAP



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Maps Provided By:



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www.AgriDataInc.com

Boundary Center: 38° 28' 18.19, -90° 21' 38.66

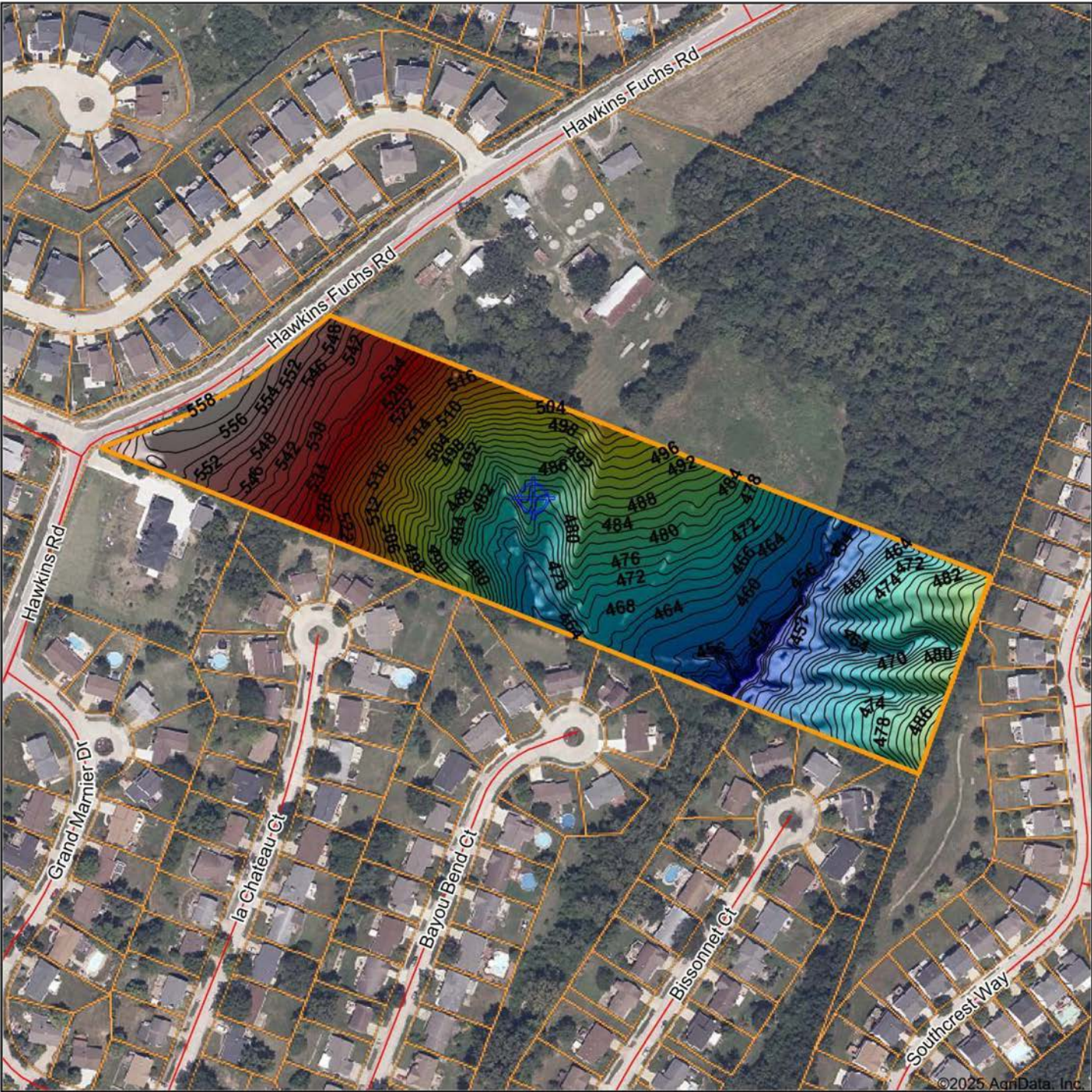
0ft 249ft 497ft



St. Louis County
Missouri

12/29/2025

HILLSHADE MAP



Maps Provided By:



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Source: USGS 1 meter dem

Interval(ft): 2

Min: 442.1

Max: 560.0

Range: 117.9

Average: 491.4

Standard Deviation: 31.04 ft

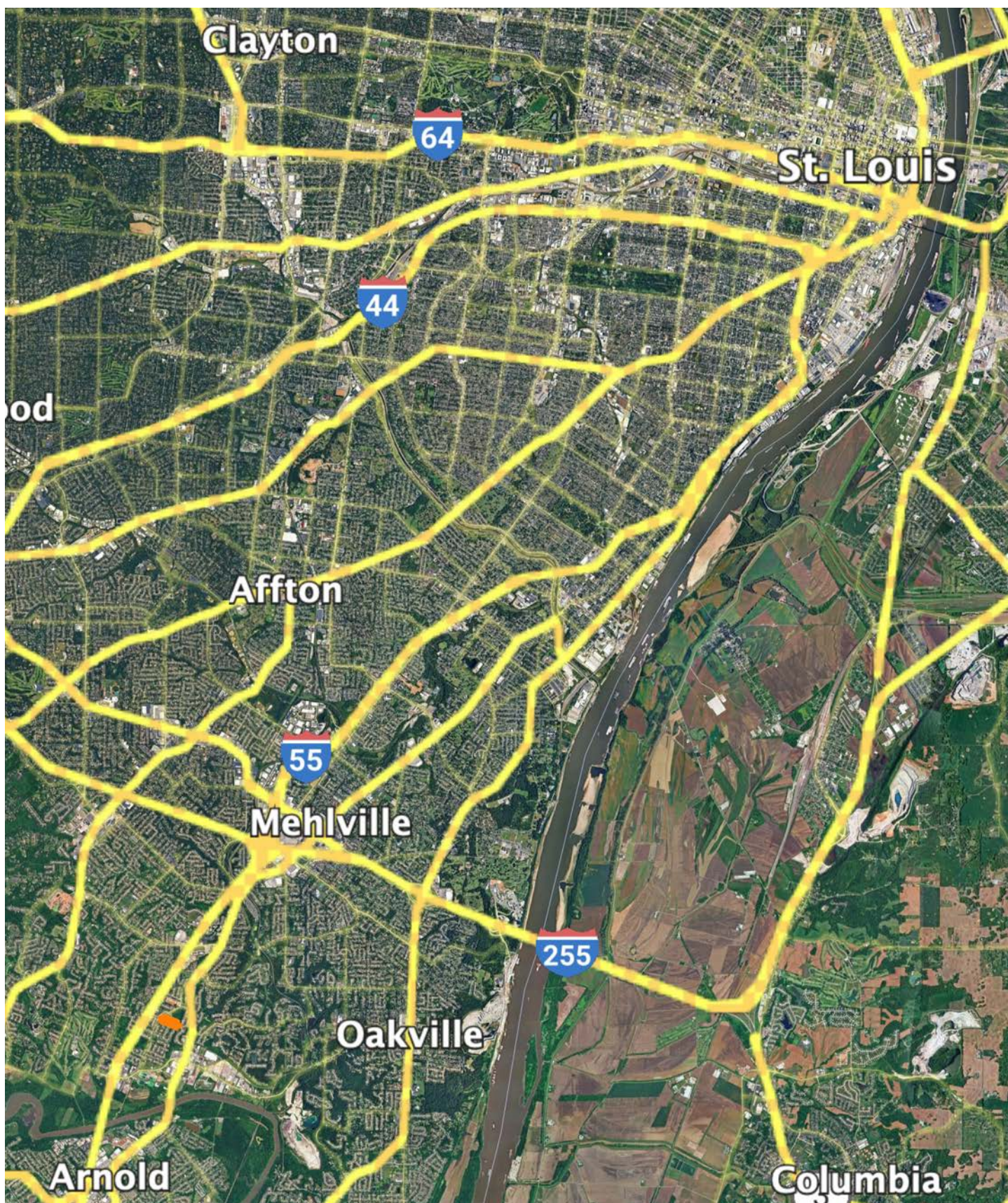


12/29/2025

St. Louis County
Missouri

Boundary Center: 38° 28' 18.19, -90° 21' 38.66

OVERVIEW MAP



AGENT CONTACT

Born and raised in the heart of Missouri, Nicole Hart has spent a lifetime immersed in the land and the outdoors. Growing up in Rhineland, she watched her father shape the landscape through his excavating business, gaining an early appreciation for land use, topography, and the unique characteristics that make each property special. An avid bowhunter, shed hunter, and horse enthusiast, Nicole brings that deep-rooted passion to helping others find their perfect piece of land—whether for hunting, farming, or simply enjoying the peace and quiet of the countryside.

With a background in business and marketing, Nicole understands the importance of strategic exposure when listing a property. As a former small business owner and investor, she excels in networking and negotiation, ensuring her clients receive the best possible experience when buying or selling land. Her extensive knowledge of hunting, agriculture, and rural living makes her a valuable asset to both buyers seeking their dream property and sellers looking to maximize their land's value.

Nicole is an active member of the National Deer Association, Pheasants Forever, and the Missouri Taxidermy Association. She also coordinates a local "Homestead Market," where farmers and small businesses come together to provide fresh food and products to the community. Passionate about self-sustainability and preserving outdoor traditions, she volunteers at QUWF Youth Day to help pass these values to the next generation. She takes pride in helping her clients navigate the market with honesty, hard work, and a commitment to making their land ownership dreams a reality.

An avid bowhunter, shed hunter, and horse enthusiast, Nicole knows firsthand that not all properties are created equal.



NICOLE HART

LAND AGENT

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MidwestLandGroup.com

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