LAND FOR SALE

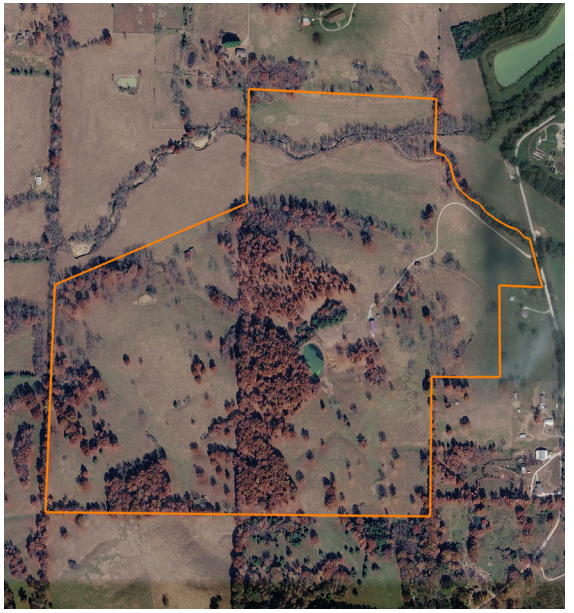
PREMIER 161.9 +/- ACRE FARM WITH 40'X60' SHOP AND LIVING QUARTERS

COUNTY: **DOUGLAS**
STATE: **MISSOURI**
ACRES: **161.9**









PROPERTY FEATURES

- 161.9 acres just outside Ava, Missouri
- Beautiful rolling pastures with scenic Ozark views
- Ideal for livestock production or hay operations
- Established fencing with welded pipe gates
- Durable welded pipe corner posts
- 40'x60' insulated shop with living quarters
- Prairie Creek winds through the property
- Multiple ponds providing livestock and wildlife water
- Fully stocked fishing pond with largemouth bass
- Abundant whitetail deer and wild turkey
- Convenient access to Ava, Missouri





For more information, contact:

DUSTIE COOK, Land Agent

417.551.9287 | DCook@MidwestLandGroup.com

MidwestLandGroup.com

MIDWEST LAND GROUP

This property is being offered by Midwest Land Group, LLC, 7111 W. 151st Street, Ste. 27, Overland Park, KS 66223, 913.674.8010.
Licensed in AL, AR, GA, IA, IL, IN, KS, KY, LA, MN, MO, MS, MT, ND, NE, OH, OK, SD, TN, TX, WI, and WY.