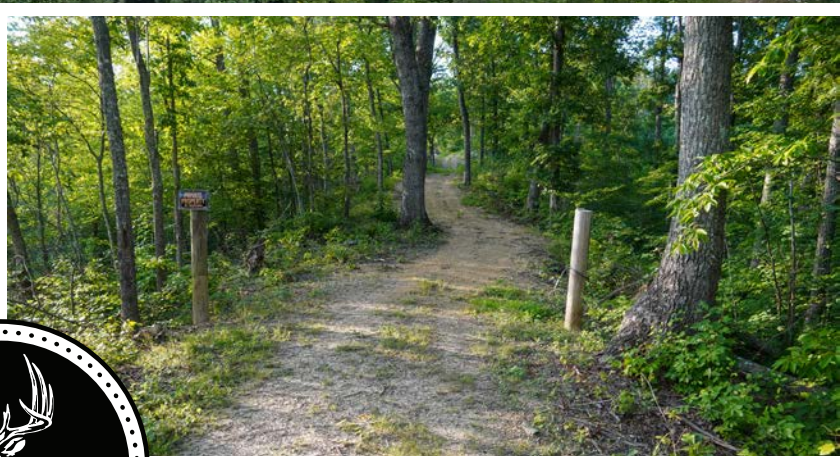


MIDWEST LAND GROUP PRESENTS

215 ACRES

MAGOFFIN COUNTY, TN

3073 LONG CREEK RD, SALYERSVILLE, TENNESSEE 41465



MidwestLandGroup.com

MIDWEST LAND GROUP IS HONORED TO PRESENT

PRIVATE COUNTRY RETREAT WITH HOME, BARN, POND, TRAILS, & ABUNDANT WILDLIFE

Escape to your own private retreat on 215 +/- breathtaking acres, where peace, privacy, and natural beauty surround you at every turn. This remarkable property features a charming country home, a barn, a stocked pond, an established trail system, and more than 40 acres of open fields, all complemented by incredible panoramic views.

Outdoor enthusiasts will appreciate the exceptional hunting opportunities, abundant deer, and thriving turkey population. Wildlife is part of everyday life here,

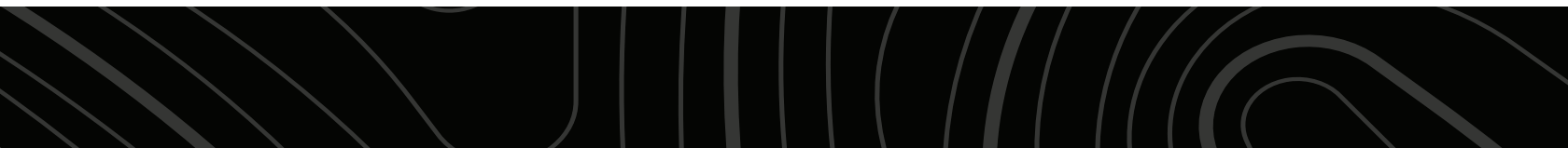
with deer frequently wandering through the yard and even wild horses roaming the property.

Whether you are searching for a secluded family homestead, recreational getaway, hunting property, or peaceful country escape, this one-of-a-kind property truly checks all the boxes. Quiet, private, and surrounded by nature, it offers a rare opportunity to enjoy country living at its finest.

PROPERTY FEATURES

COUNTY: **MAGOFFIN** | STATE: **KENTUCKY** | ACRES: **215**

- Over 215 unrestricted acres
- Charming country home
- Barn
- Stocked pond
- Amazing privacy
- Timber value
- 40+ open acres
- Trail system
- Amazing hunting
- True country living



CHARMING COUNTRY HOME



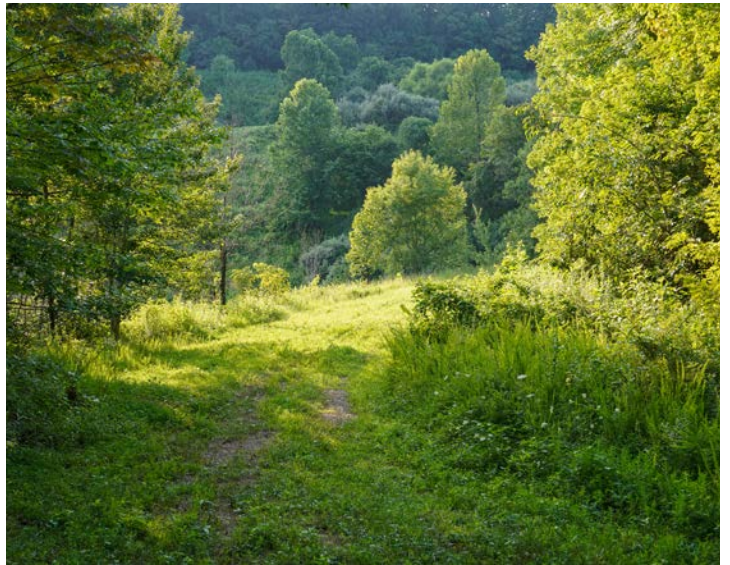
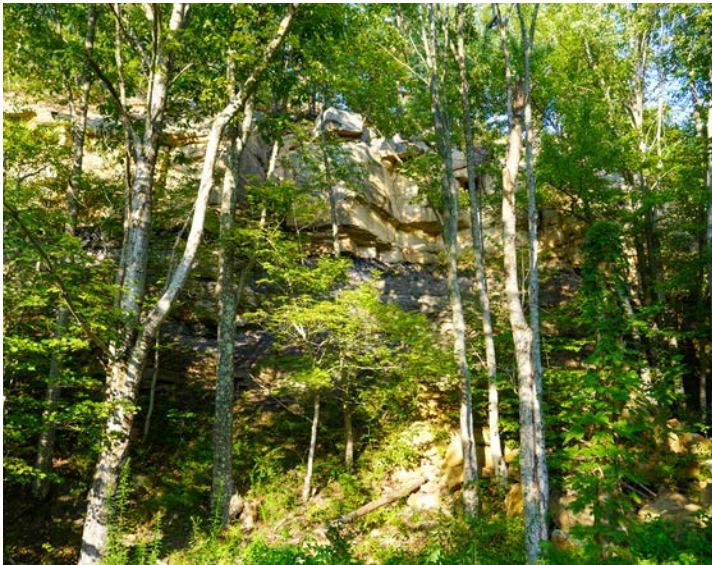
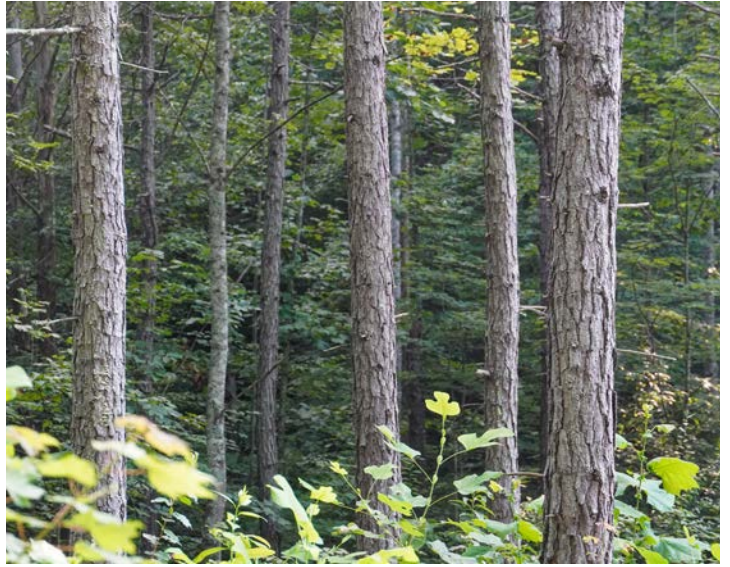
STOCKED POND



40+ OPEN ACRES



ADDITIONAL PHOTOS



AERIAL MAP



Boundary Center: 37° 36' 52.38, -82° 55' 54.29

0ft 699ft 1398ft



Maps Provided By:



© AgriData, Inc. 2025

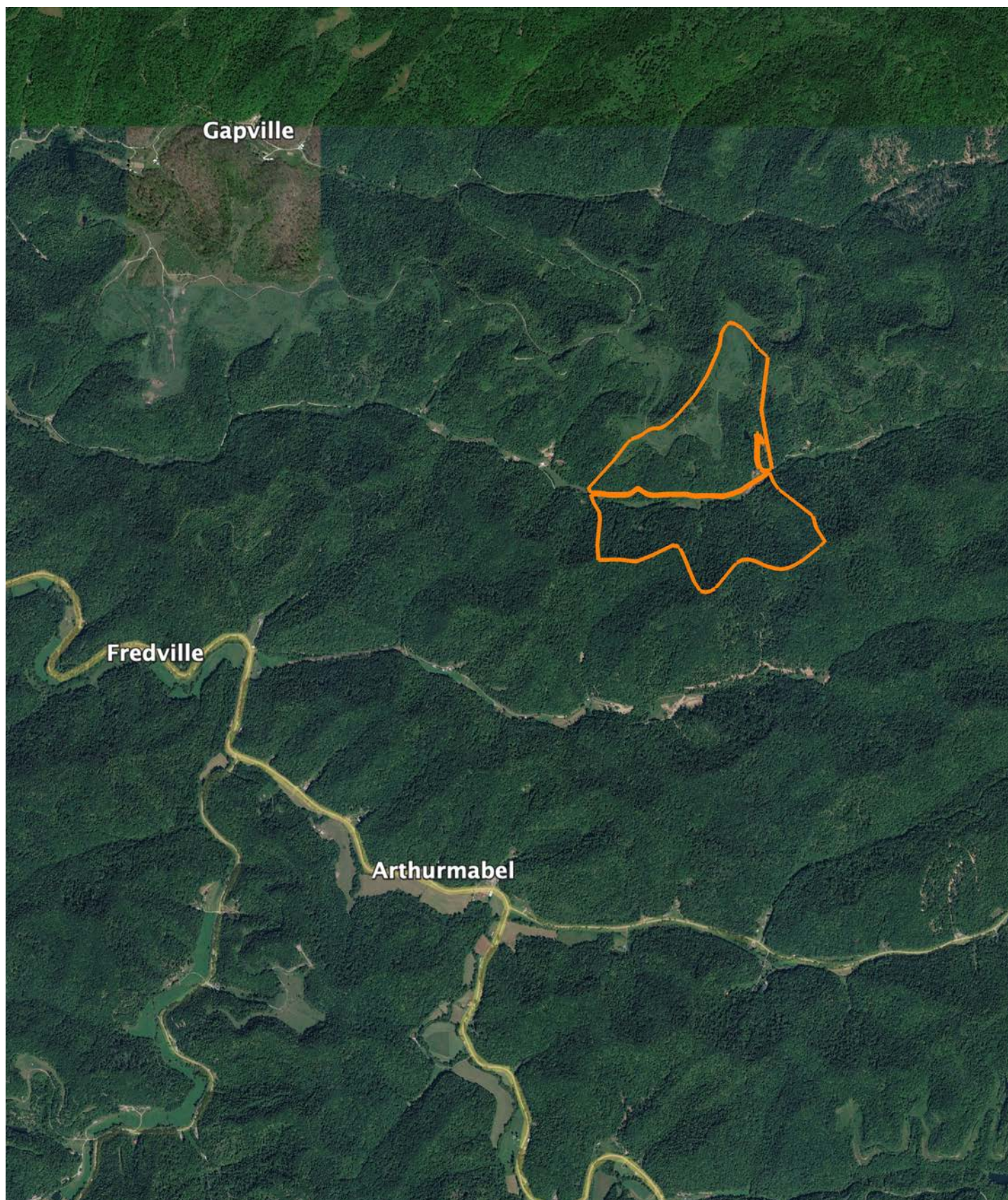
www.AgriDataInc.com

**Magoffin County
Kentucky**



7/31/2026

OVERVIEW MAP



AGENT CONTACT

Born in Elmira, New York and raised in the rural landscapes of Pennsylvania, Scott Friends developed a deep appreciation for the outdoors at an early age. Much of his childhood was spent hunting, fishing, and enjoying the woods and waterways that shaped his passion for rural living and land ownership. Today, Scott proudly calls Sandy Hook, Kentucky home. He is the proud father of Elizabeth, a graduate of the University of Louisville, and Zack, a graduate of the University of Kentucky. When he isn't assisting clients, Scott enjoys spending time outdoors and working to improve and manage his own property.

Scott brings a lifetime of hands-on land experience along with a professional background built on leadership, negotiation, and managing large transactions through a successful career in the automotive industry. Having personally bought, sold, and even repurchased properties over the years, Scott understands firsthand the emotions, excitement, and challenges that come with land ownership. His personal experience as both a buyer and seller gives him a unique ability to guide clients confidently through every stage of the process.

An avid outdoorsman, Scott is passionate about improving land through food plots, timber management, and habitat enhancements that maximize both recreational enjoyment and long-term value. He believes in putting boots on the ground and truly learning every property he represents, allowing him to better serve both buyers and sellers. Whether helping clients market a property or find their dream farm, Scott is committed to building lasting relationships and helping others achieve their land ownership goals across Kentucky.



SCOTT FRIENDS, LAND AGENT
859.379.8288
SFriends@MidwestLandGroup.com



MidwestLandGroup.com

This property is being offered by Midwest Land Group, LLC. 913.674.8010. All information provided by Midwest Land Group, LLC or their agents was acquired from sources deemed accurate and reliable, however we do not warrant its accuracy or completeness. Midwest Land Group, LLC assumes no liability for error, omission or investment results. Midwest Land Group, LLC. Licensed in Alabama, Arkansas, Illinois, Indiana, Iowa, Kansas, Kentucky, Louisiana, Minnesota, Mississippi, Missouri, Montana, Nebraska, North Dakota, Ohio, Oklahoma, South Dakota, Tennessee, Texas, Wisconsin, and Wyoming.