MIDWEST LAND GROUP PRESENTS

BENTON COUNTY, MO

92 ACRES









MidwestLandGroup.com

MIDWEST LAND GROUP IS HONORED TO PRESENT

RECREATIONAL PARADISE AT TRUMAN LAKE

This 92 +/- acre property is jam-packed with awesomeness and one you must see to believe! It is conveniently located just 20 minutes northwest of Warsaw, Missouri, and off TT Highway. Disappear down a 1,000 + foot easement access and arrive at your very own outdoor paradise.

The property is heavily wooded with mature hardwood ridges and ridgetops. A wet weather creek flows through the acreage, giving it the creek bottom look and feel. It features the perfect amount of dense cover and open hardwoods that are great for holding deer and turkey on the property year-round. The amount of wildlife sign is abundant and sets up well for hosting several hunters. Bring on the family and friends for deer camp! It gets even better with a 30'x40' outbuilding that is ideal for storing all your equipment and gear.

On top of all that, the land is surrounded by Corps of Engineers property on 3 sides, providing rare private access to additional acreage to hunt and explore. It backs up to Truman Lake, and the TT Highway boat ramp is just a mile away! Talk about an awesome location to take advantage of the amazing fishing and boating that Truman Lake has to offer.

This one is as rare as they come. Contact Skyler Wirsig at (816) 500-0168 for more information or to schedule a showing.



PROPERTY FEATURES

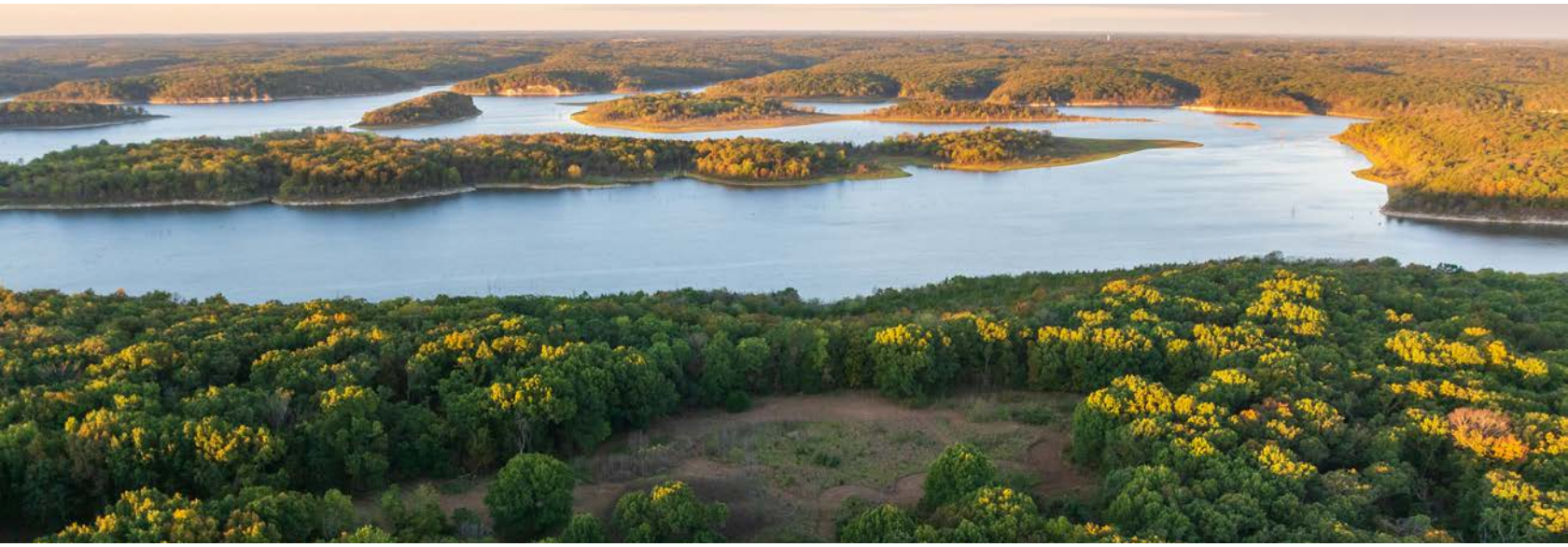
COUNTY: **BENTON** | STATE: **MISSOURI** | ACRES: **92**

- 92 +/- acres
- 1,000 + foot easement access
- Heavily wooded
- Mature timber
- Wet weather creek
- Trail system
- Deer and turkey hunting
- 30’x40’ outbuilding with concrete floor
- Rare direct access to Corps of Engineer ground
- Fishing at Truman Lake
- 1 mile to the boat ramp
- 20 minutes to Warsaw
- 1.5 hours to the Kansas City area



92 +/- ACRES

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30’X40’ OUTBUILDING







FISHING AT TRUMAN LAKE



MATURE TIMBER

The property is heavily wooded with mature hardwood ridges and ridgetops. It features the perfect amount of dense cover and open hardwoods that are great for holding deer and turkey on the property year-round.





TRAIL SYSTEM







HUNTING OPPORTUNITIES

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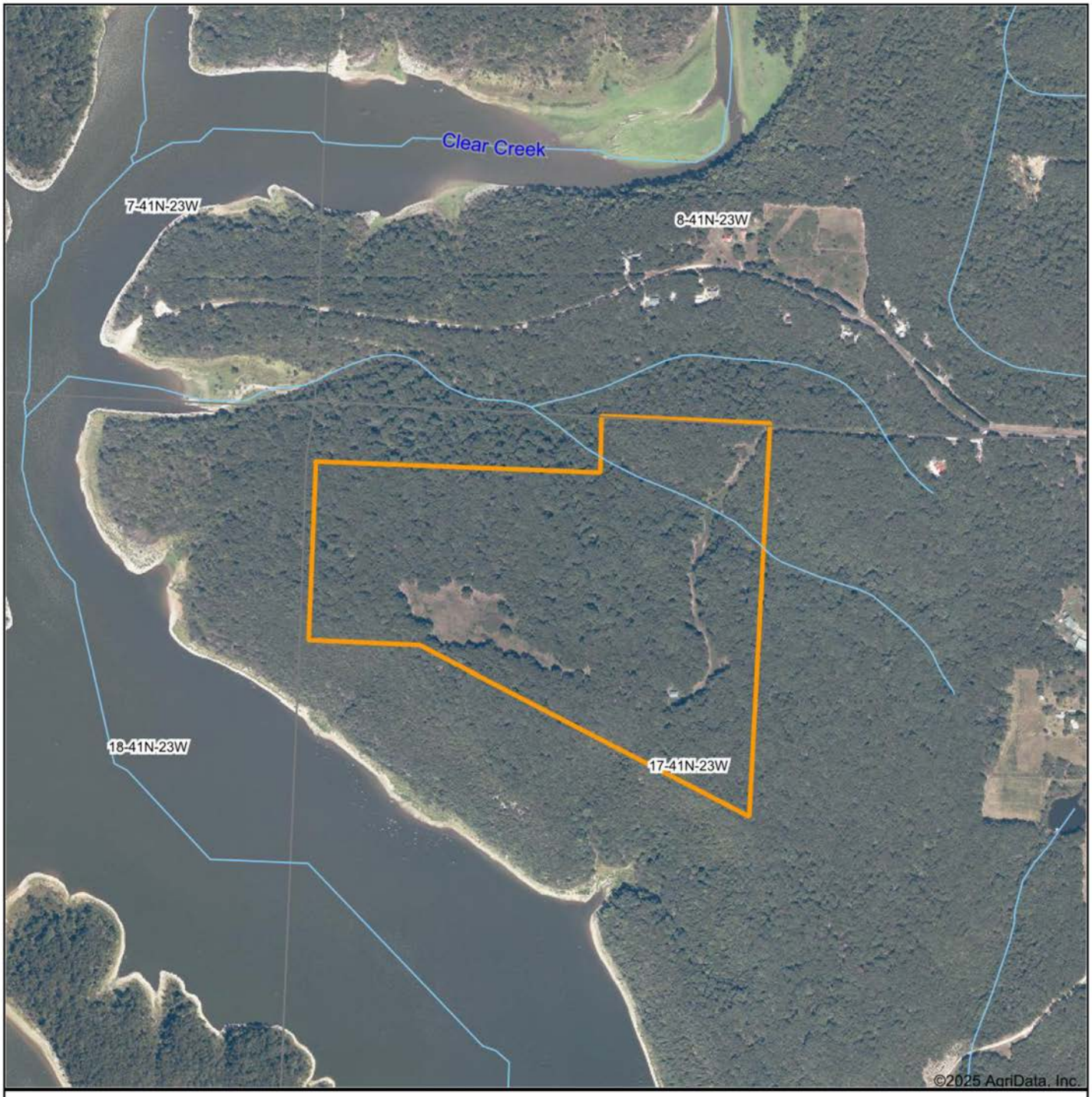








AERIAL MAP



Boundary Center: 38° 20' 29.18, -93° 29' 39.27

0ft 909ft 1817ft

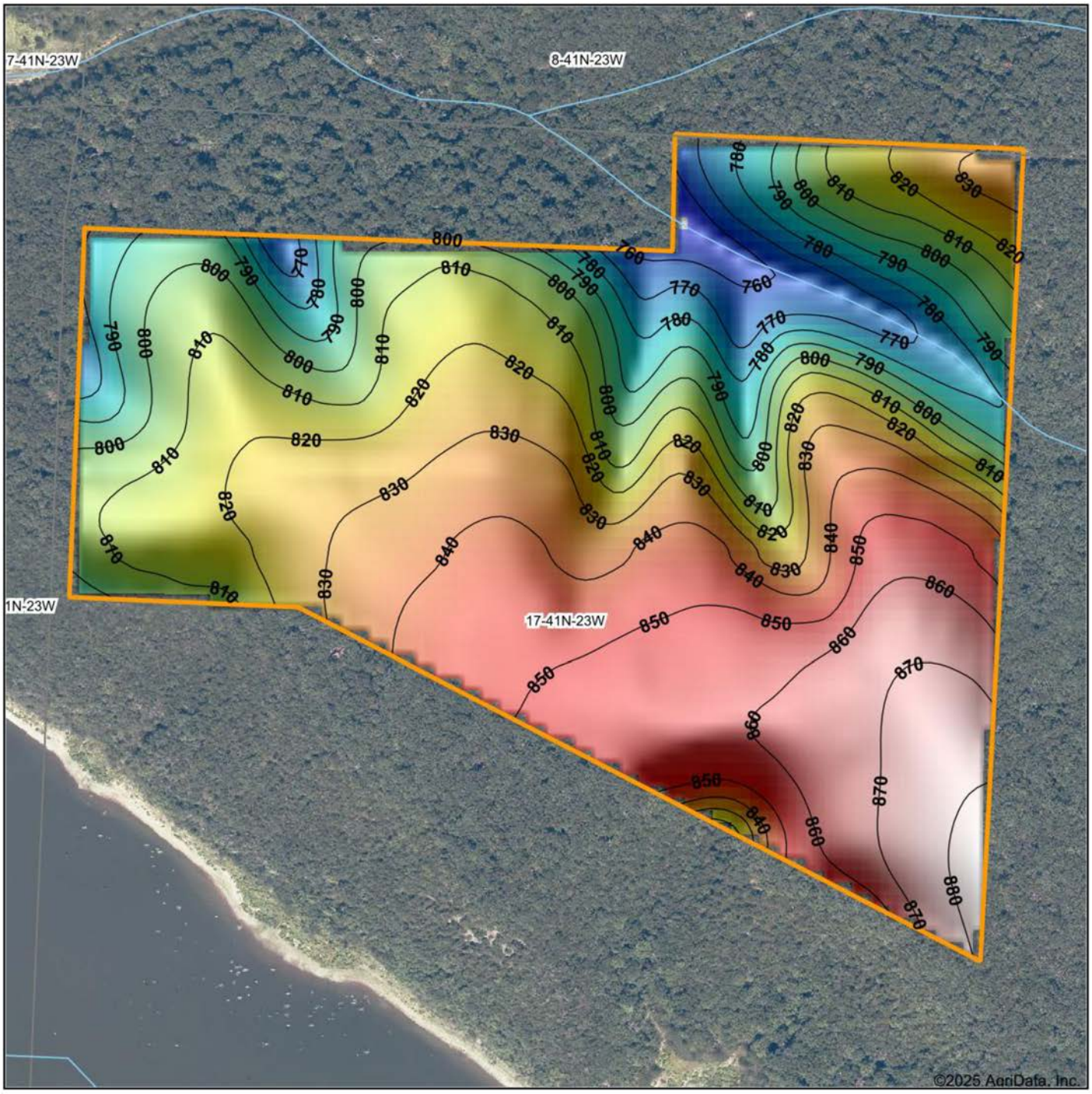
17-41N-23W
Benton County
Missouri

N W E S

12/8/2025

Maps Provided By:
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HILLSHADE MAP



Low Elevation High

Maps Provided By:
surety
CUSTOMIZED ONLINE MAPPING
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Source:	USGS 10 meter dem
Interval(ft):	10
Min:	751.4
Max:	883.6
Range:	132.2
Average:	823.4
Standard Deviation:	29.63 ft

0ft 439ft 879ft

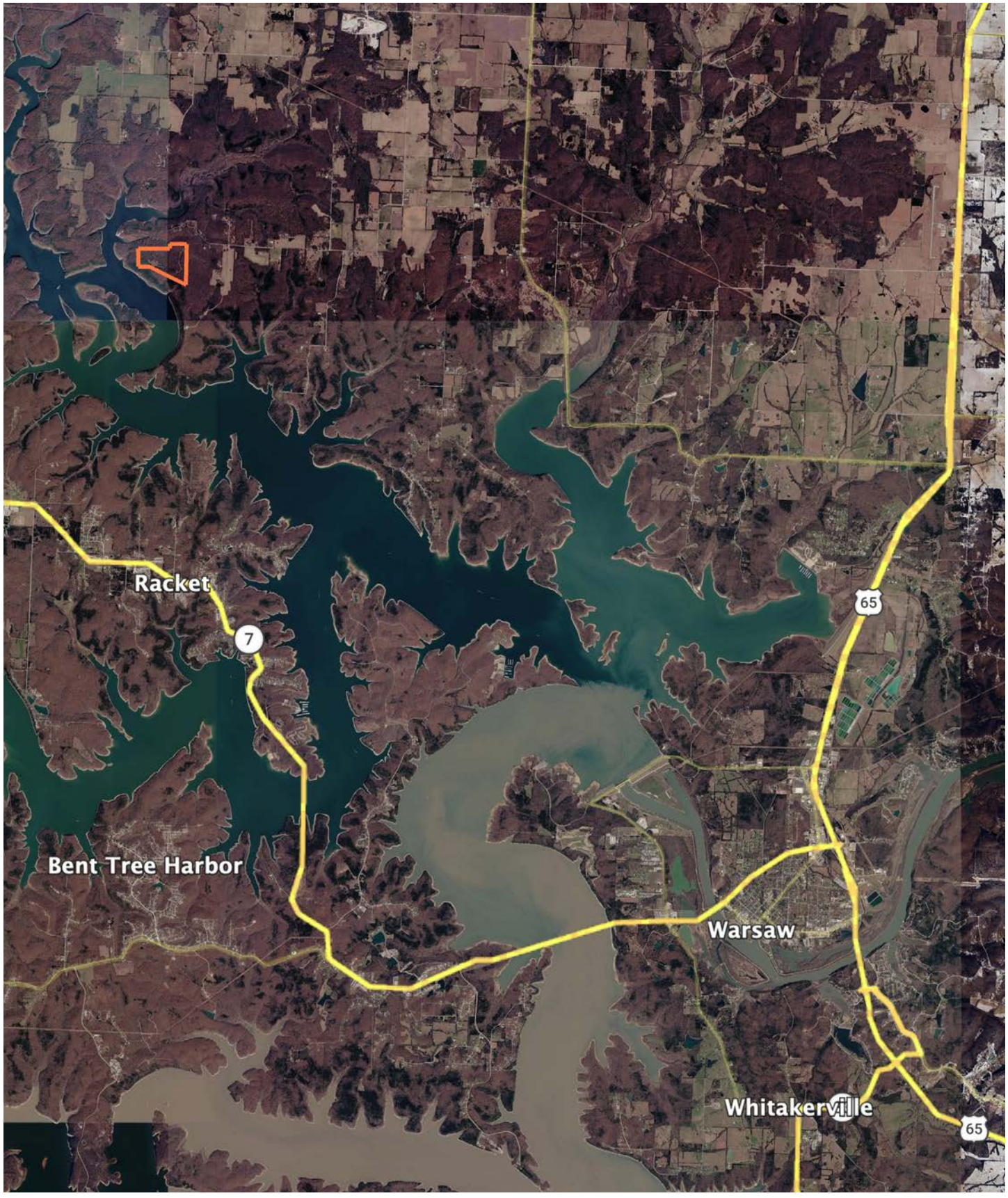
N W E S

12/8/2025

17-41N-23W
Benton County
Missouri

Boundary Center: 38° 20' 29.18, -93° 29' 39.27

OVERVIEW MAP



AGENT CONTACT

Skyler Wirsig is a seasoned steward of the land with a firm focus on developing and managing agricultural properties. Over 15 years, he has gained invaluable experience filming and hunting for the Outdoor Channel's Heartland Bowhunter, which has earned several accolades under his watch.

Hailing from Kansas City, Missouri, Skyler graduated from William Jewell College with degrees in Business Administration and Critical Thought & Inquiry. His previous role as an operations manager, handling sales and customer relationships across 20 countries, enhances his effectiveness as a real estate agent.

A dedicated sportsman, Skyler proudly holds the Archery Missouri State Record for an 8-point whitetail. Despite his professional accomplishments, he remains approachable, enjoying fishing, sports, and travel with his family. Skyler also volunteers for the Wounded Warriors in Action Foundation. Residing on his farm in Grain Valley, Missouri, with his wife and sons, Skyler brings a wealth of expertise and a down-to-earth attitude to land sales in the Midwest.



SKYLER WIRSIG

LAND AGENT

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MIDWEST LAND GROUP

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