

**SOLD**



## Great Recreational Property with Lake and House

368 +/- Acres | Phelps County, MO



### ADDRESS

22996 County Road 7670  
Newburg, MO 65550

### LOCATION

From Edgar Springs, MO head west on Hwy M about 8 miles. Make a right onto County Road 7670. Go about a half mile to the property gate/entrance on the right

### PROPERTY SUMMARY

These 368 +/- acres make a great recreational/hunting property in Southern Missouri, about 8 miles northwest of Edgar Springs, MO. This farm is mainly timber that has been logged in the years past along with some open ground. There are several trails throughout the timber for easy access throughout the farm. There is a house with an outbuilding along with an older cabin. The house is around 1,400 square feet. There are 2 bedrooms with 2 full baths on the main level with another bedroom upstairs. There is a finished basement with a storage/workshop as well. The shed is older but in good condition and perfect for storing all the things needed for this recreational farm. The cabin is older and in need of some work. This 368 acre recreational tract is perfect for someone looking for that great getaway and hunting piece. Don't hesitate to schedule your private viewing of this farm.

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