

**SOLD**



## Bluffmont Build

20 +/- Acres | Callaway County, MO



### ADDRESS

20 Dogwood Drive  
Holts Summit, MO 65043

### LOCATION

From Fulton/HWY 54:  
Head south along HWY 54  
Exit onto W/Airport Road  
Turn left at fork to continue toward  
Cedar City Dr.  
Turn left onto CR 391/Oilwell Road  
Turn left onto Turkey Creek Road  
Slight right onto Walnut Ridge Ln

### PROPERTY SUMMARY

20+/- acres of wooded acreage located just north of Jefferson City within the Bluffmont Estates Subdivision. This is your unique opportunity to own rural acreage with land ready to build. Paved road frontage, electric, trash service and road maintenance is all available within the neighborhood. Bring your own builder and start designing your dream home! A maintained ridge road provides easy access to the entire property and to an excellent building location overlooking the Missouri River bottoms and state capitol.

The location is tough to beat- Just minutes from Jeff City, the Missouri State Capitol, just west of HWY 63 and only a short drive to Columbia.

The seller is also offering two larger tracts (45ac & 25ac) along with the entire property (188ac and a 5,000 SF home).

[nationalland.com/listing/bluffmont-build](https://nationalland.com/listing/bluffmont-build)



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