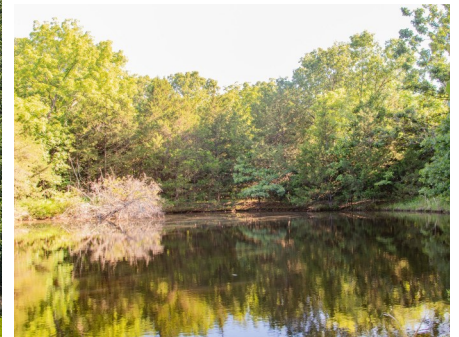




T R O P H Y
PROPERTIES AND AUCTION
LAND | RECREATIONAL | RESIDENTIAL

176± Acres of Prime Recreational Land in the Ozarks for Sale - Benton County

www.TrophyPA.com • (855) 573-5263 • leads@trophyapa.com



PROPERTY ADDRESS:

38925 Stonepiller Avenue
Edwards, MO 63526

PRICE: \$578,4000

ACRES: 176±

COUNTY: Benton

PROPERTY HIGHLIGHTS:

- 176± acres
- Additional acreage available
- 2 bed 1 bath Home
- Attached workshop/Garage
- Well & Septic
- Electric
- Seasonal Creeks
- Pond
- Incredible Hunting
- Near Lake of the Ozarks and Truman Lake

PROPERTY DESCRIPTION:

Welcome to a true hidden gem in the heart of the Ozarks—176± acres of premier recreational land nestled between Lake of the Ozarks and Truman Lake in Edwards, Missouri. Whether you're an avid hunter, or simply seeking a peaceful retreat, this property has it all.

The land boasts a diverse landscape that will hunt incredibly well. Mature hardwood timber blankets the gently rolling topography, providing excellent habitat and travel corridors for deer and wild turkey. The property is rich with sign—rubs, scrapes, and turkey sign can be found throughout. For those who enjoy foraging, it also offers great morel mushroom hunting during the spring season.

A small, clear-water pond and several seasonal creeks wind through the property, offer-



PRESENTED BY:

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Land Specialist

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ing reliable water sources for wildlife. There's an established food plot already in place, and several additional clearings are just waiting to be developed into productive hunting plots. An extensive and well-maintained interior trail system allows you to traverse the entire tract with ease—whether by foot, ATV, or side-by-side.

Adding even more value, the property includes an older 2-bedroom, 1-bath home with a working well and septic system. With a bit of work, this could become your ultimate hunting camp, weekend getaway, or a charming permanent residence surrounded by nature.

Located within close proximity to both Lake of the Ozarks and Truman Lake, this property offers the rare combination of incredible hunting and quick access to world-class fishing and boating opportunities. Whether you're chasing a spring gobbler, bowhunting rutting bucks, or casting a line, you'll be in your element here.

This is one of the finest timber hunting tracts we've stepped foot on—loaded with potential and teeming with outdoor adventure. Don't miss your chance to own this exceptional piece of Missouri land.

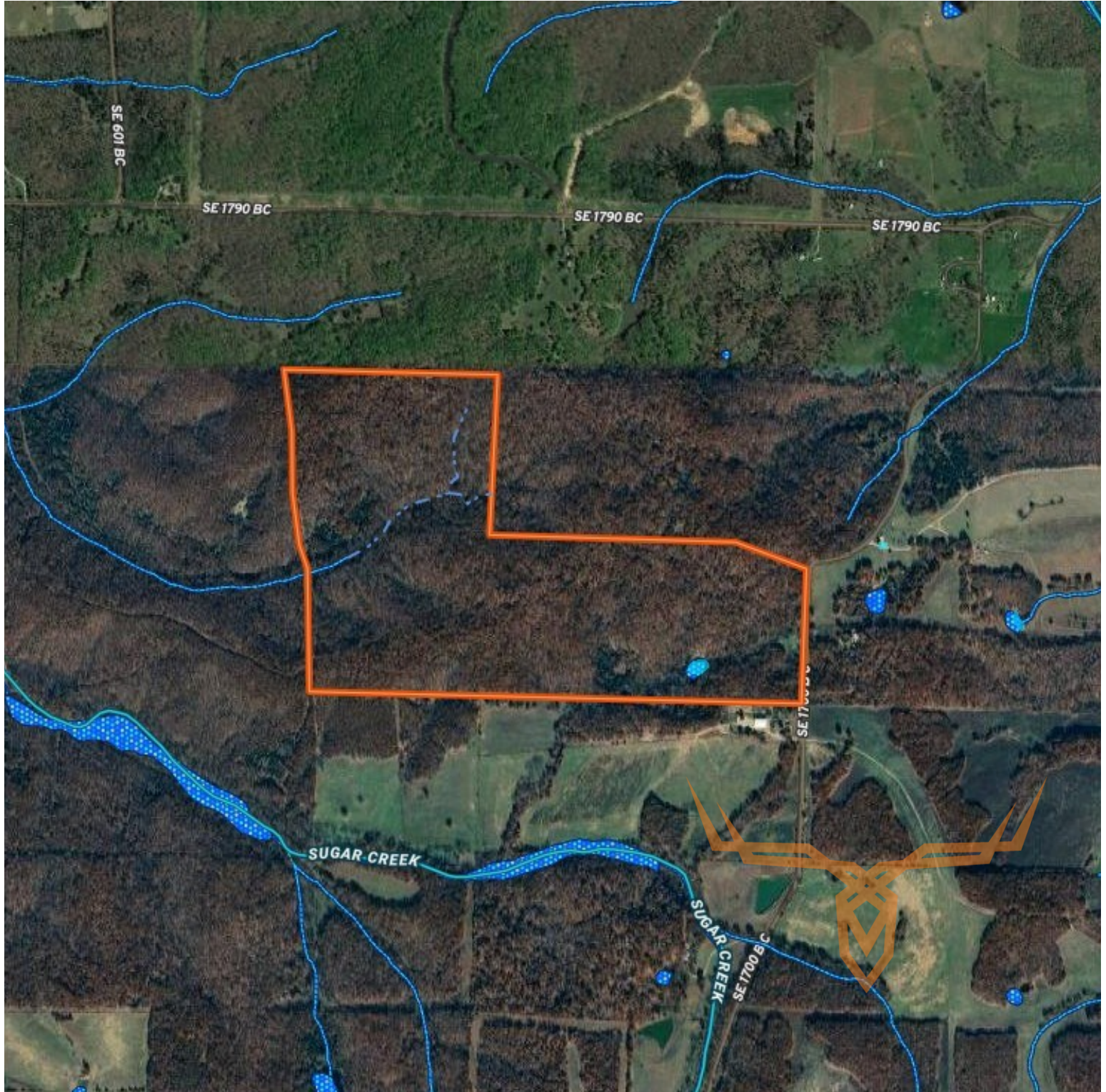




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Broker does not guarantee the accuracy of sq. ft., lot size, or other information, buyer is advised to independently verify the accuracy of information through personal inspection and with appropriate professionals