



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

Pike County Missouri Land for Sale at Auction - Griffith Farm

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



BIDDING ENDS TUESDAY, APRIL 29TH AT 10:00 AM
SEE FULL TERMS & CONDITIONS AT WWW.TROPHYPA.COM



PROPERTY ADDRESS:

00 Pike 245
Clarksville, MO 63336

ACRES: 132±

COUNTY: Pike

AUCTION DETAILS:

Located in the heart of Pike County, Missouri, this 132± acre gem is now available at internet auction and offers a rare chance to own a truly unique and versatile property. A fresh survey is currently underway and will be completed prior to the auction's close. The property will be sold by the surveyed acre.

Little Calumet Creek flows through the farm, enhancing both the beauty and wildlife appeal of the land. Access is convenient off County Road 245, with additional rear access via a low water crossing. Plus, a neighbor-granted restricted easement ensures year-round access even when the creek is impassable.

With multiple build sites along CR 245 sitting safely outside the floodplain, this land is ready for your dream home or weekend getaway. The FSA CLU indicates 24.83 tillable acres near the road, offering income potential or space for food plots. On the east side of the creek, over 10 acres of established food plots wind through mature timber, creating an exceptional habitat for deer and turkey—this is a hunter's paradise. Towering over the property is your very own Pike County Knob, reaching an elevation of 720 feet—over 250 feet above the creek bottom—providing panoramic views that stretch for miles. It's a one-of-a-kind vantage point that must be seen to be believed.

Conveniently located just 1 hour and 9 minutes from Chesterfield, 25 minutes from Bowling Green, and 50 minutes from Hannibal, this property blends seclusion with accessibility.

Properties in this area rarely become available—don't let this incredible opportunity pass you by. Whether you're looking to hunt, farm, build, or invest, this tract checks all the boxes.

Bid now and make this Pike County treasure yours!



PRESENTED BY:

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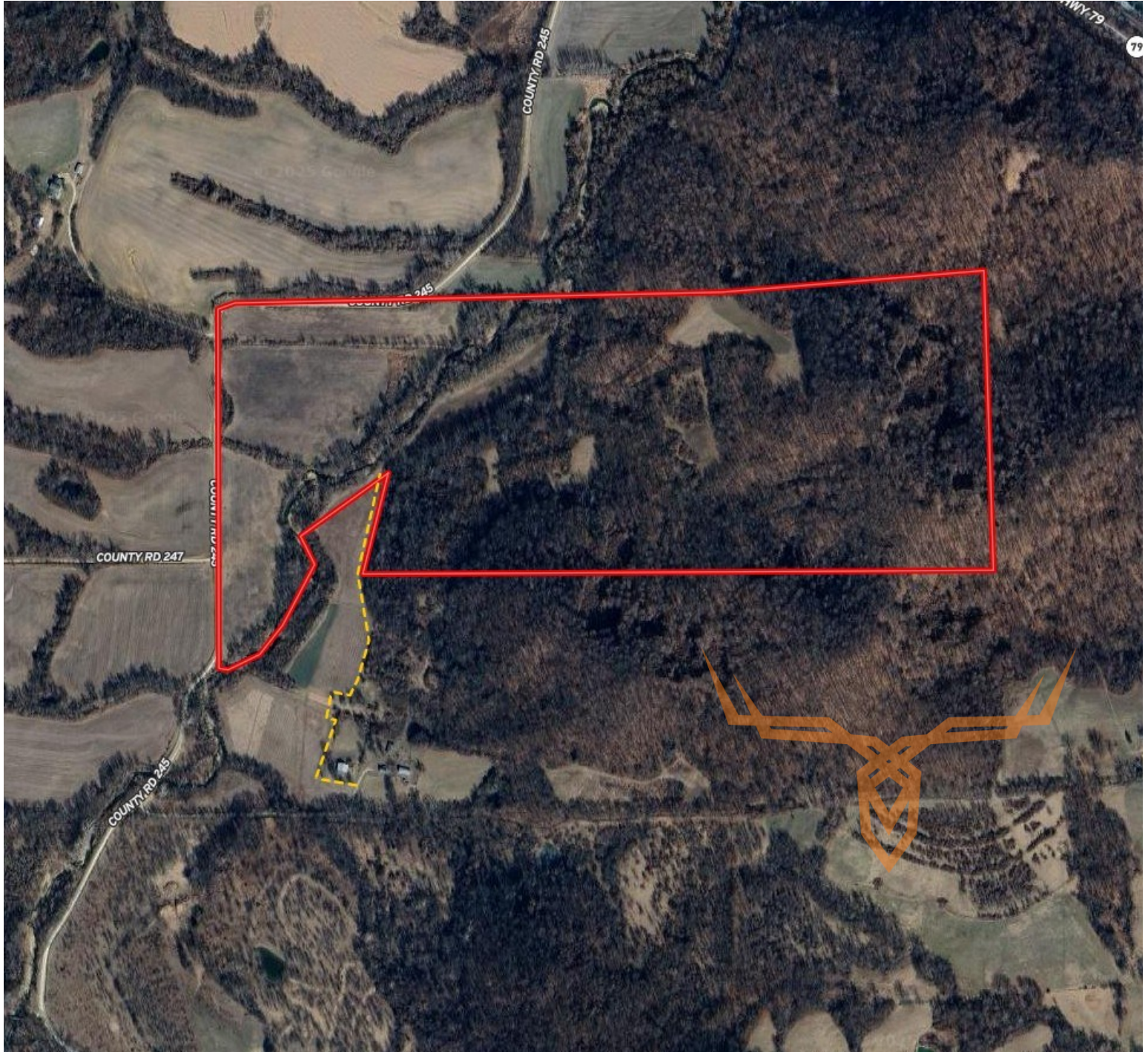
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The information is believed to be accurate; however, no liability for its accuracy, errors or omissions is assumed. All lines are drawn on maps, photographs, etc. are approximate. Buyers should verify the information to their satisfaction. There are no expressed or implied warranties pertaining to this property. Both real estate (including all improvements, if any) is being sold As Is, Where Is with NO warranties expressed or implied. Please make all inspections and have financing arranged prior to the end of bidding.