

**Beechnut Road**  
Stover, MO 65078



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**MLS# 3579061**



**\$164,250**

45 Acres of Prime Hunting & Timberland - A Rare Opportunity! Don't miss this exceptional 45-acre tract featuring a mix of mature timber. With established TSI (Timber Stand Improvement) and Native Warm Season Grass (NWSG) plantings, this property is designed for both wildlife enhancement and long term land value. Excellent road frontage provides easy access, while diverse terrain offers incredible hunting opportunities for deer, turkey, and more. Whether you're a hunter, land investor, or looking for a peaceful rural retreat, this property checks all the boxes. Schedule your showing today!



**Joseph Minnella**

Vancil Brothers Realty LLC

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