

**29900 55ac Pelican Drive**  
Lebanon, MO 65536

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**MLS# 3584502**



**\$542,000**

**3 Bedrooms | 2 Bathrooms | 1,696 Sqft**

Exceptional 55 acres offering a rare combination of highly usable land, proven hunting, and a beautifully updated home. The land features incredibly friendly topography with a mix of timber, established food plot, open field, a wet weather creek, and a pond secluded in the timber enhancing the overall appeal for hunters, hobby farmers, and outdoor enthusiasts. At the heart of the property sits a beautiful 3-bedroom, 2-bath home with a full basement and oversized garage. The exterior of the home has been completely updated with brand-new finishes, including a new roof and an inviting covered front porch. Surrounding the home is a well-laid-out hobby farmstead complete with two paddocks and fencing. County water and electric run past the home, and a road has already been started, offering excellent potential for future development- additional home sites, or a family commune setup. With its blend of quality improvements, productive land, outstanding hunting, and prime location just minutes from town, this property stands out as a rare opportunity in today's market. \*\* Additional acreage available \*\*

**JUSTIN SWAST**

Trophy Properties and Auction, LLC

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