

658 Rr 63
Cabool, MO 65689



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MLS# SOM60304429



\$800,000

2 Bedrooms | 2 Bathrooms | 1,800 Sqft

191-Acre Working Farm in Douglas County, MO. With around 55 acres of prime pasture perfect for hay production or grazing, and the mature timber, this property offers plenty of room for farming, hunting, or just enjoying the country life. The land is well-maintained, with several barns, a 3-bay shop, and other outbuildings, set up for livestock, hay, or storing your farm equipment. Whether you're running cattle, growing hay, or just want to enjoy the wide-open spaces, this place has it all. The main home is a 2-bedroom, 2-bath stucco-style house that's full of character and craftsmanship. Surrounded by meticulously landscaped gardens and hand-planted trees, the setting is peaceful and park-like--a perfect spot to unwind after a long day. There's also a detached 1-bed, 1-bath studio apartment--ideal for guests or rental income. This property is a deer and turkey paradise, with the mature timber offering great cover and food sources. Property Features: 55 acres of pasture for hay production and livestock. Beautiful timberland with great deer and turkey hunting. A wet-weather creek running along the southern boundary, attracting wildlife. Multiple barns and outbuildings for storage, hay, and animals. A 3-bay shop for tools, toys, and equipment. Detached studio apartment with a full bath and kitchen. Park-like setting with landscaped grounds and



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