

**000 State Highway Ff**  
Caulfield, MO 65626



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MLS# SOM60283016



**\$2,400,000**

Discover the perfect blend of functionality and beauty with this expansive 401-acre cattle farm located in Howell County, Missouri. Situated just 20 minutes from the bustling town of West Plains, MO, this property offers prime highway frontage and is designed for optimal livestock operations and idyllic country living. **Farm Features:** 70% Lush Pasture: Well-maintained grasses provide ample forage for approximately 100 cow/calf pairs, making this farm ready for your cattle operation. **Water Abundance:** The property is equipped with a reliable well, automatic waterers, ponds, and a year-round spring, ensuring a consistent and convenient water supply. **Topography:** This farm lays beautifully, with rolling hills and open fields, making it not only functional but also visually stunning. **Building Potential:** Numerous picturesque building sites across the property offer the ideal opportunity to create your dream home or weekend getaway. **Location Highlights:** West Plains, MO: Just a short drive away, West Plains serves as the regional hub for healthcare, education, and commerce. Home to Ozarks Healthcare, a state-of-the-art medical facility, and Missouri State University-West Plains, offering top-notch educational opportunities. **Recreation Nearby:** The property is centrally located to enjoy the natural beauty and outdoor



**Kimberly Grennan**

Phone: (417) 293-7277

United Country Missouri Ozarks Realty Inc.

For full listing details, please scan:

