

**2595 Highway F**  
**Mansfield, MO 65704**



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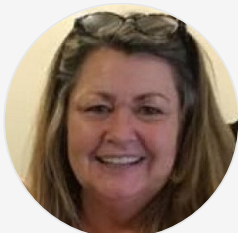
**MLS# SOM60310527**



**\$395,000**

**2 Bedrooms | 2.5 Bathrooms | 1,470 Sqft**

39.16+/- Acre Property For Sale in Mansfield, Missouri - Wright County Farm with Home, Pasture, Timber & Outbuildings Discover this rare 39.16 acres m/l in Mansfield, Missouri, a highly sought-after Wright County farm that has been owned by the same family for more than 40 years. This exceptional property offers the perfect blend of open pasture, mature hardwoods, water features, and functional farm amenities-ideal for livestock, homesteading, hunting, or building your dream rural lifestyle. The acreage is mostly open pasture, providing excellent grazing and hay potential, with scattered mature oak and walnut trees adding beauty, shade, and timber value. The land features a pond and a year-round spring, enhancing both agricultural and recreational opportunities. The charming farmhouse includes 2 bedrooms and 1.5 baths, featuring a walk-in tub, a spacious country kitchen, and an enclosed back porch. The walk-out basement offers both a walk-in entrance and an overhead garage door, making storage and access convenient. Recent upgrades include a newer hot water heater and newer roof shingles. A unique bonus is the property's root cellar, perfect for food storage and homesteading. Farm structures include an old loft barn with lean-to, a three-bay metal machine shed, and ample space for equipment, livestock, or hobby farming. The



**Tonya Lancaster**

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37 North Realty - Mountain Grove

For full listing details, please scan:

