

000 Hwy 14 Private
Ava, MO 65608



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MLS# SOM60318204



\$114,700

Nestled in the heart of the Ozarks and just a short drive from Ava, this 31-acre property offers the perfect blend of privacy, natural beauty, and convenience. With multiple potential build sites that could capture sweeping views, a well-sized pond on the north side ideal for stocking with fish, and a landscape suited for hunting, trail riding, and other recreational pursuits, the land is ready for whatever vision you bring. Douglas County is known for its welcoming environment for homesteading and off-grid living, making this a rare opportunity to create a secluded retreat or self-sufficient lifestyle in one of the region's most peaceful settings.



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