

13500 County Road 6950
Caulfield, MO 65626



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MLS# SOM60324590



\$997,000

3 Bedrooms | 2 Bathrooms | 1,792 Sqft

These are getting hard to find! 164.5+/- acre farm for sale in Southern Missouri. This parcel is all contiguous and laid out in a nice 1/2 mile by 1/2 mile square with multiple gates and entrances to the property. This farm has been a consistently working and productive cattle farm for many years. There is approximately 75 acres in pasture, 28 additional acres in pasture that has been used as hay fields, and 55 acres of mature timber, the remainder consists of the drive and area around the house. There is a corral with working facilities that ties most of the fields together as well as 4 ponds that hold water year round and another that is seasonal. The upper field has an additional drilled well that could be utilized, but it has never been hooked up. The farm is perimeter fenced as well as multiple cross fences allowing for rotational grazing as well as keeping the livestock out of the hay fields and wooded areas. The manufactured home has seen many updates, including a new roof, all new siding, and a covered front porch that faces the sunset. The house features vaulted ceilings, and an open floor plan with a great kitchen and master suite! There is a large shed for storage as well as the foundation and slab to add a shop and barn. The wildlife is incredible and abundant in all four corners of this amazing property. The wet weather creek that runs through the bottom only



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