

000 County Road 817
Gainesville, MO 65655



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MLS# SOM60328219



\$24,900

Ozarks Recreational Land Near Gainesville Missouri | 5 Acres with Electric and No Restrictions Discover the freedom to build, camp, or invest on this beautiful 5-acre tract just outside Gainesville, Missouri. Offering mostly flat, buildable terrain, this wooded property is covered with young timber, making it easy to clear for your dream homesite, a mobile home, a stilt house, or even a concrete pad for your camper or RV. With a power pole already on the property, you'll have convenient access to electricity and a head start on development. A scenic wet-weather creek borders the corner of the property, adding character and a natural setting while enhancing the peaceful atmosphere. Tucked away in a quiet, private area with no restrictions, this versatile acreage provides the flexibility to create the getaway or investment you've been searching for. Outdoor enthusiasts will appreciate the exceptional location. Just a quarter mile from US Highway 160 and only a few miles from Gainesville, you'll enjoy quick access to everyday conveniences while remaining close to some of the Ozarks' best recreation. Spend your days exploring nearby lakes, the Mark Twain National Forest, or venture just 20 minutes to Cloud 9 Ranch for camping, motocross, horseback riding, and miles of ATV and UTV trails. Whether you're looking for a weekend retreat, a future homesite,



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