

**000 Maries Road 504**  
Dixon, MO 65459



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**MLS# SOM60328289**



**\$550,000**

Now available, as an exclusive offering, is this strongly positioned Maries County recreational tract. This property offers +/- 112.9 acres not far off State Highway 28 blacktop. The site has an attractive 'regular' shape and nearly 4,000 feet of road frontage which may make this a candidate to divide into multiple smaller tracts. Of course, the most appealing component of this property is the recreational capabilities offered by its nearly 5-acre lake and the Little Clifty Creek which runs through the parcel. The lake features a dock and standing timber for fish habitat. There's a near perfect ratio of wooded to cleared ground - with the timbered land being comprised of mixed-oak hardwoods offering ample mast, and the cleared area offering hay production.



**Sam R. Craft**

Phone: (417) 955-1232

Reece Commercial

For full listing details, please scan:

