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Collins, MO 64738



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MLS# SOM60333327



\$325,000

Northern Ozarks Recreational Paradise. If you need to combine location, recreational opportunity, and pride of ownership, schedule an appointment to view this 66-acre tract in St Clair County, Missouri. The property is located between Osceola and Collins, just east of Hwy 13 making the access quick and easy for RV, cabin-site, or weekend retreat. This parcel has recently been improved with a new entrance that is clean and inviting, plus a long, winding trail ending up at an old homestead. The entrance also has a circle drive in place if you want to park for hunting, camping, or turn a trailer around. The half-mile trail meanders through the western edge of the property and showcases oak and sycamore trees, a campfire location, Ozark hardwood timber and wooded valleys, and then opens up into a meadow area that is perfect for a new-build, food plots, and other recreational activities. An old house, drilled well, and nostalgic barn sit in this meadow taking you back to a simpler time and place. A small pond sits just downhill from the home and makes a perfect watering hole for the local wildlife. If you have bigger dreams, you can expand this pond and create a lake in front of the cabin location. With the location just 1/4 mile east of Hwy 13, you don't have to travel those long, dusty roads to access a recreational property. This tract is a smooth jumping



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