

Tbd Co Rd 4040
Rolla, MO 65401



Powered by **lakefrontexpo.com**

MLS# SOM60333599



\$4,735,500

574-Acre Working Cattle Operation Rarely does a cattle operation of this size, condition, and location come to market. Just minutes from Rolla, Missouri, this 574+/- acre working cattle ranch offers the infrastructure, water, fencing, forage, and improvements needed for a serious livestock operation. The ranch has historically supported approximately 100 mama cows, along with bulls and spring and fall calf groups. Productive fescue pastures are complemented by clover, warm-season grasses, hay ground, and hardwood timber. Multiple hay fields provide on-site forage production, while extensive cross-fencing allows for efficient rotational grazing. Livestock infrastructure is a major strength, with well-maintained perimeter and cross fencing, multiple access points, steel brace posts, and concrete gate posts. Water is distributed throughout the ranch by 7 wells and numerous automatic livestock waterers, including electric and gravity-fed systems. Numerous barns and sheds provide ample hay, equipment, machinery, and livestock storage. Two working cattle pens and a squeeze chute support efficient cattle handling. Rolling pasture, terraced hay fields, ridges, valleys, scattered timber, and a wet-weather creek create both a productive agricultural operation and a beautiful Missouri landscape. With quality fencing, dependable water,



Brian Kennon

Phone: (660) 287-8351

lakefrontexpo.com

For full listing details, please scan:

