

**Exceptional 115± AC Recreational and Hunting Farm in
Lowndes, MO**
6483 Wayne Route P
Lowndes, MO 63951

\$390,000
115± Acres
Wayne County



Exceptional 115± AC Recreational and Hunting Farm in Lowndes, MO
Lowndes, MO / Wayne County

SUMMARY

Address

6483 Wayne Route P null

City, State Zip

Lowndes, MO 63951

County

Wayne County

Type

Recreational Land, Farms, Hunting Land, Ranches

Latitude / Longitude

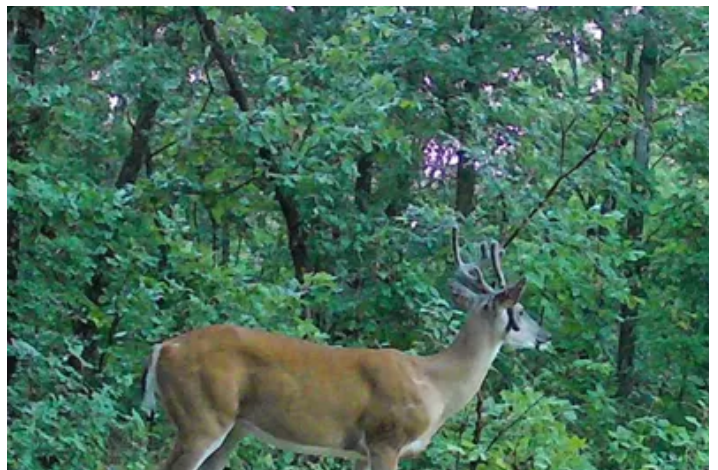
37.102003 / -90.303967

Acreage

115

Price

\$390,000



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Lowndes, MO / Wayne County

PROPERTY DESCRIPTION

Discover an exceptional 115± acre recreational and hunting farm in Lowndes, Missouri, offering the perfect blend of seclusion, wildlife habitat, and build-site potential. With convenient highway frontage and multiple elevated building locations, this property provides breathtaking views and endless opportunities for a dream home, hunting retreat, or weekend getaway.

Outdoor enthusiasts will appreciate the abundant wildlife, including mature whitetail deer and strutting Eastern wild turkeys that frequent the property year-round. Established food plot areas, excellent accessibility, and a network of wide trails make navigating and managing the farm easy in every season.

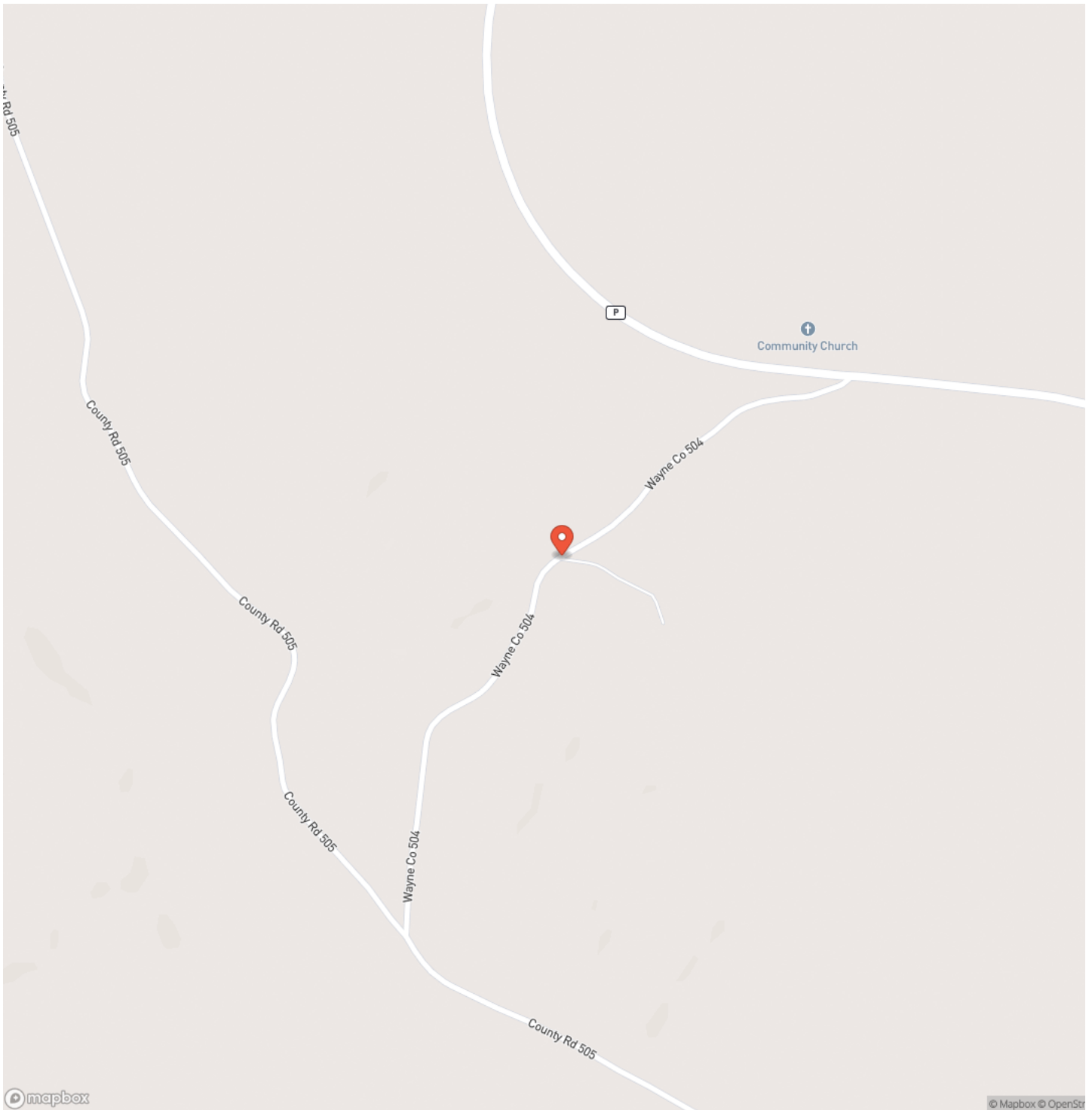
The landscape features mature timber, creating excellent cover and habitat, along with a stocked pond for fishing and recreation. A live-water creek winds through the property, enhancing both wildlife activity and scenic beauty.

Located just a few miles from Lake Wappapello, owners can enjoy additional opportunities for boating, fishing, camping, and water sports. Whether you're seeking a premier hunting property, a recreational escape, or a beautiful place to build, this diverse 115± acre tract offers the privacy, natural beauty, and outdoor lifestyle you've been looking for.

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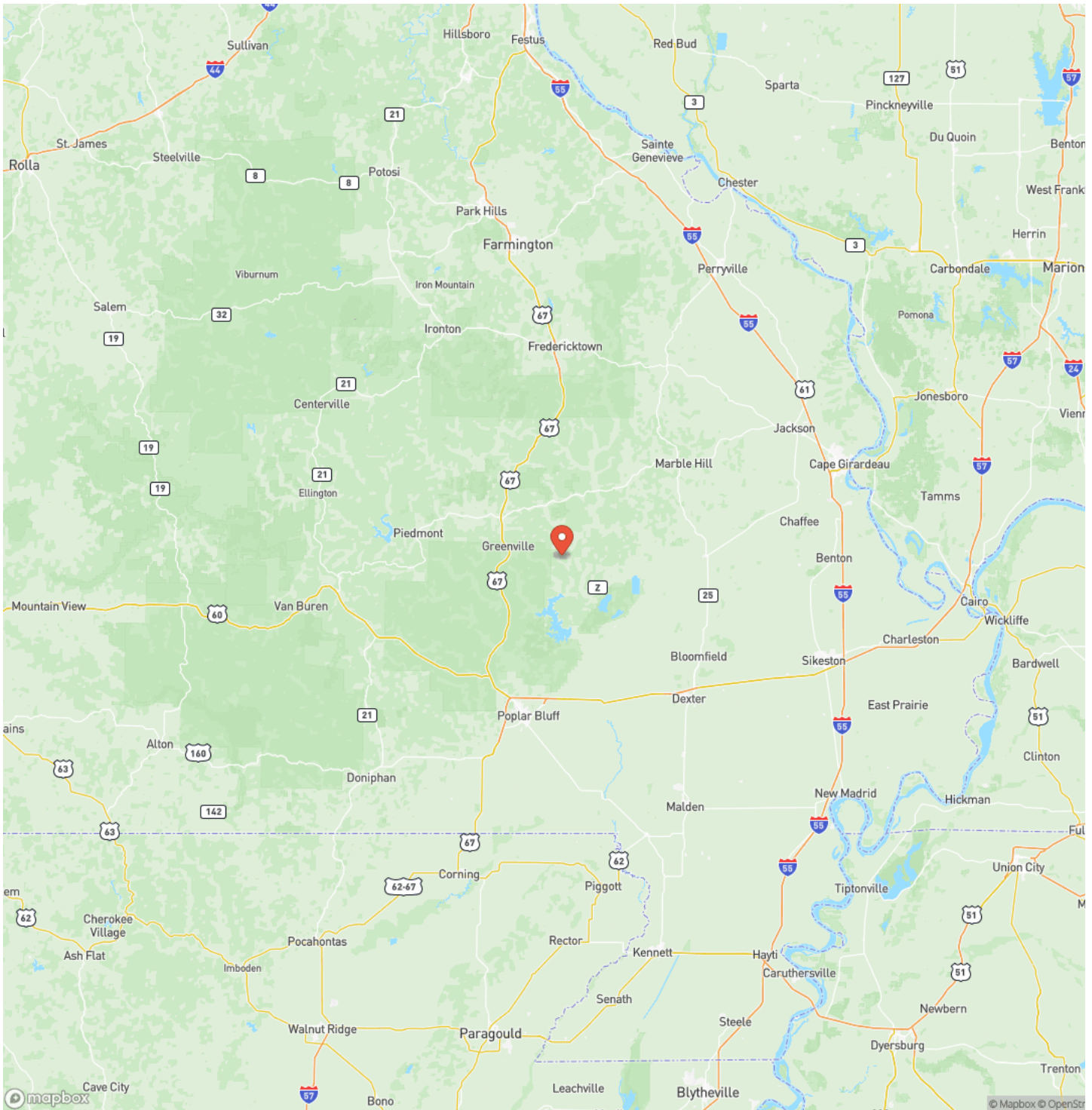


Locator Map

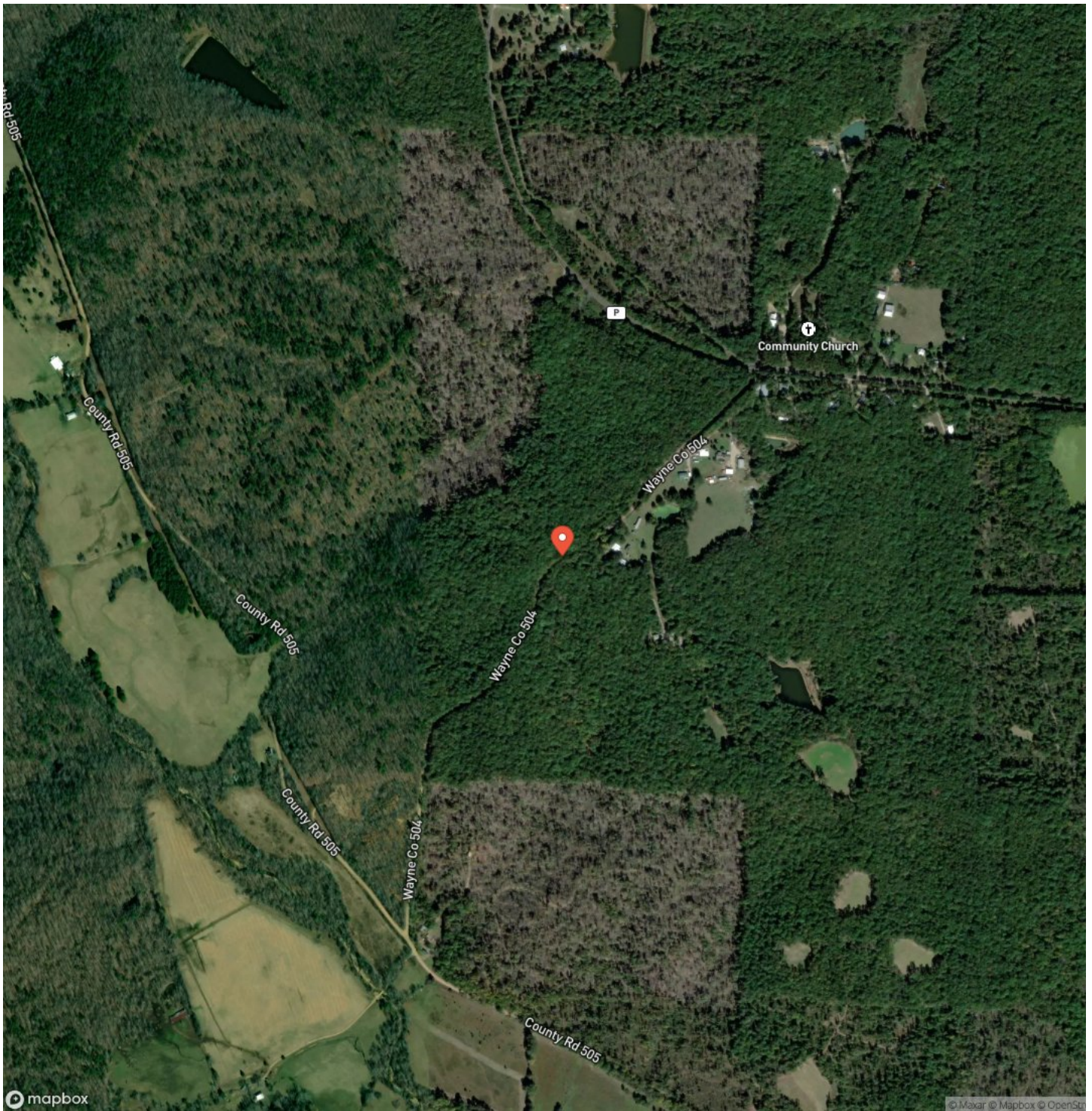


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Locator Map



Satellite Map



Exceptional 115± AC Recreational and Hunting Farm in Lowndes, MO

Lowndes, MO / Wayne County

LISTING REPRESENTATIVE

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City / State / Zip

Poplar Bluff, MO 63901

NOTES

[illegible]

This image shows a blank sheet of white paper with horizontal ruling lines. The lines are evenly spaced and run across the width of the page. There are no margins, text, or other markings on the paper.



<https://mossyoakproperties.com/>

DISCLAIMERS

Information in this brochure is provided solely for information purposes and does not constitute an offer to sell or advertise real estate outside the states in which broker or agent licensed. The information presented has been obtained from sources deemed to be reliable, but is not guaranteed or warranted by the agent, broker, or the sellers of these properties. This offering is subject to errors, omissions, prior sale, price change, correction or withdrawal from the market without notice. All references to age, square footage, income, expenses, acreage, carrying capacity, and land classification, etc. are approximate. Prospective buyers are chargeable with and expected to conduct their own independent investigation of the information and the property and to rely only on those results. Sellers reserve the right to accept or reject any and all offers without liability to any buyer or cooperating broker.

Maps are provided for illustration purposes only, the accuracy is not warranted. Parcels on interactive maps are not adjusted to match aerial backgrounds. This information is for reference purposes only and is not a legal document. Data maps contain errors. The seller and seller's agent are making known to all potential buyers that there may be variations between the location of the existing fence lines and the legal description of the deeded property. Seller and seller's agent make no warranties with regard to the location of the fence lines in relationship to the deeded property lines, nor does the Seller make any warranties or representations with regard to the specific acreage contained within the fenced property lines. Seller is selling the property in an "as is" condition, which includes the location of the fences as they exist. Boundaries shown on the accompanying maps are approximate, based on county parcel data. The maps are not to scale. The accuracy of the maps is not guaranteed. Prospective buyers are encouraged to verify fence lines, deeded property lines and acreages using a licensed surveyor at their own expense.

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