

Big Sugar 350
538 Thomas Ln
Anderson, MO 64831

\$999,999
350 +/- acres
McDonald County



Big Sugar 350
Anderson, MO / McDonald County

SUMMARY

Address

538 Thomas Ln

City, State Zip

Anderson, MO 64831

County

McDonald County

Type

Hunting Land, Recreational Land, Residential Property, Timberland

Latitude / Longitude

36.6540224 / -94.3096523

Taxes (Annually)

740

Dwelling Square Feet

900

Bedrooms / Bathrooms

1 / 1

Acreage

350

Price

\$999,999

Property Website

<https://www.mossyoakproperties.com/property/big-sugar-350-mcdonald-missouri/23043/>



PROPERTY DESCRIPTION

The Big Sugar 350 is located in McDonald County at 538 Thomas Ln, Anderson, MO 64831. From the I49 Anderson exit the property is east on HWY 76 6.9 miles to Thomas Ln on the south. It's name, "Big Sugar 350", is because it borders the Big Sugar Creek State Park area of almost 1600 acres. This sanctuary will continue to produce a steady flow of older age class of whitetails as evident from the pictures. The seller says the turkey numbers are good on this property. 3 Redneck blinds are in strategic locations for maximum hunting opportunity. A pond is in place to supply water to the critters and several springs run in the valleys. Have your very own private covered gun range that extends out to 800 yards with an additional range that extends out to 1250 yards. The cabin is 900 sqft with an open floorplan and has 1 bathroom and a fully functional kitchen. The metal shop building is located a short distance away from the cabin and is 50x50 in size and hookups for Rv's are in place. On the south 120 acre parcel a small cave can be found in one of the bluff areas and a additional small cabin is located on this section as well. A county road borders the 120 given great access. Electric and well water is available at the cabin site. Properties like these do not come available very often! Call Chris Hinkle at 620-215-0033 to schedule your showing.

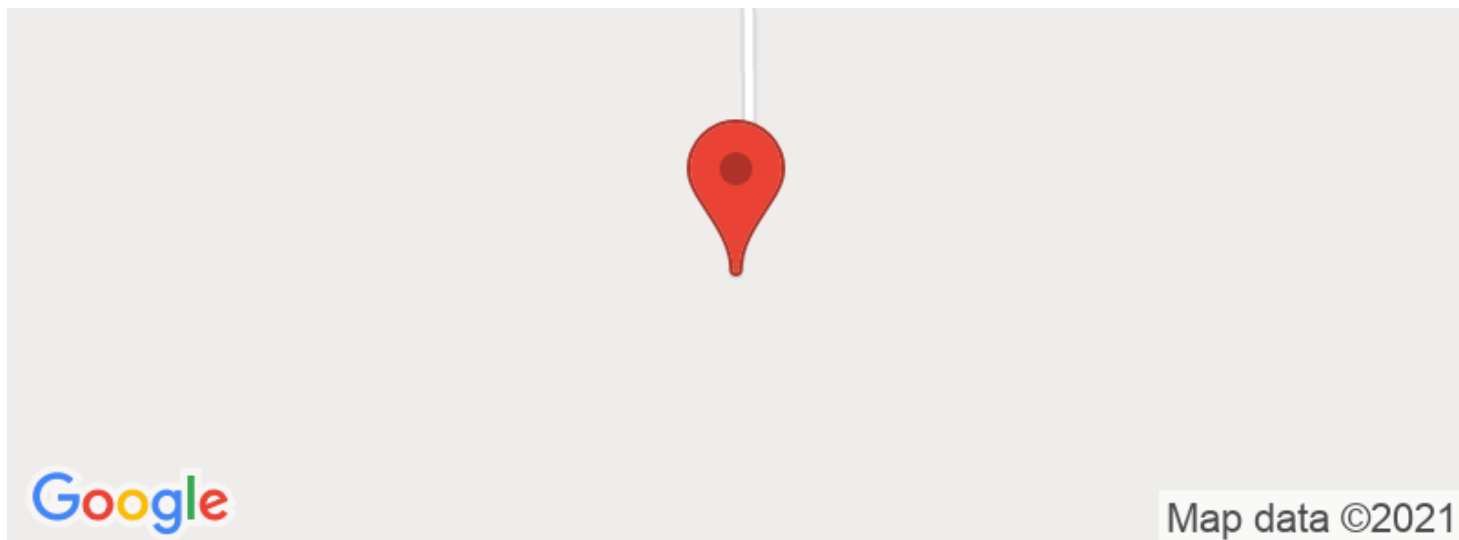


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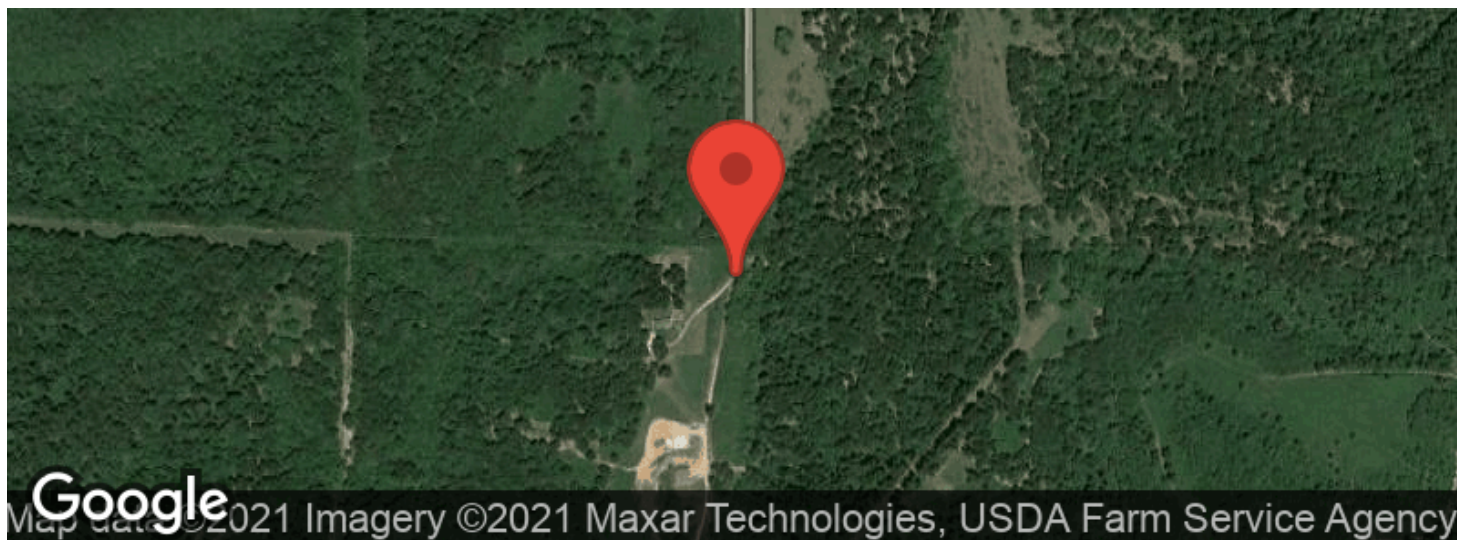




Locator Maps



Aerial Maps



LISTING REPRESENTATIVE

For more information contact:



Representative

Chris Hinkle

Mobile

(620) 215-0033

Email

chinkle@mossyoakproperties.com

Address

21088 US Hwy 71 ste 5

City / State / Zip

Pineville, MO 64856

NOTES



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.



DISCLAIMERS

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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.



Mossy Oak Properties of the Heartland

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