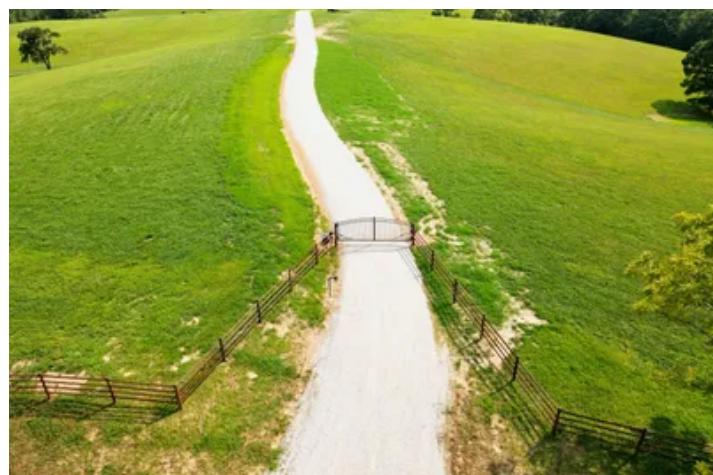
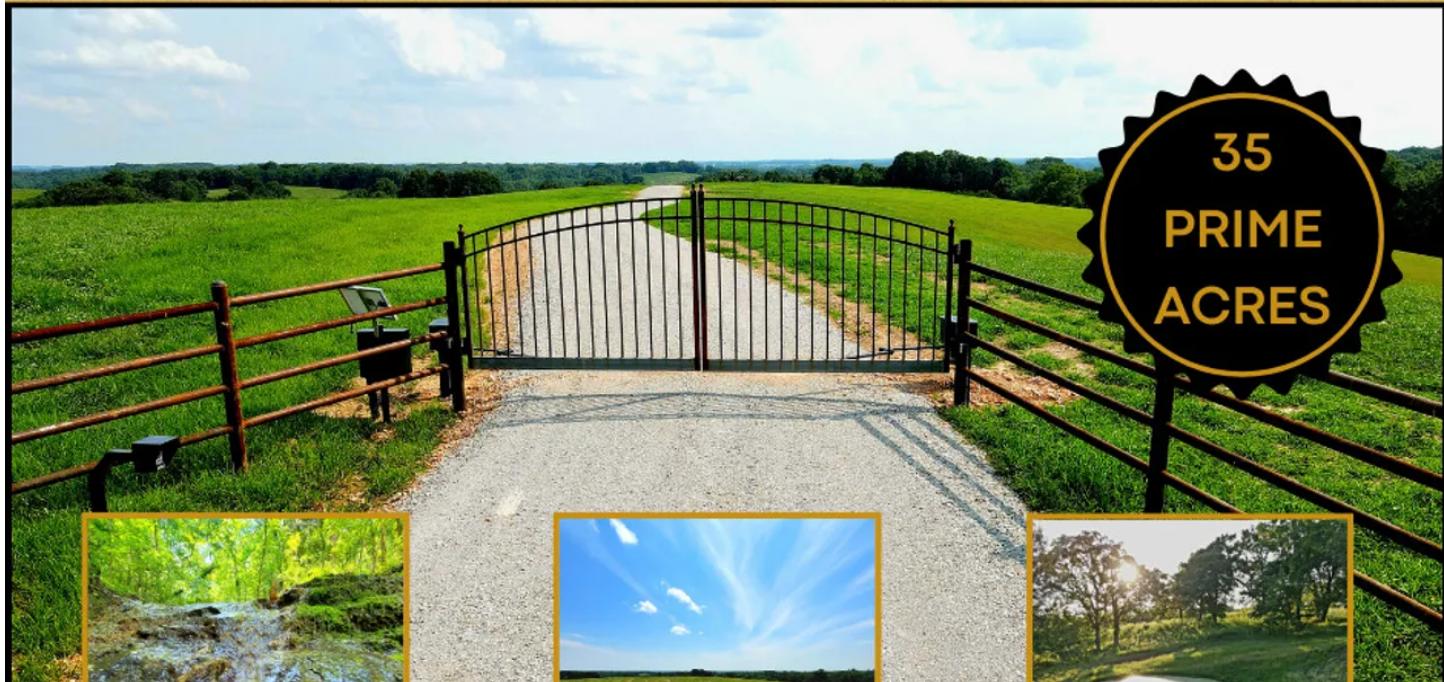


35 Prime Acres  
000 East Highway 176  
Spokane, MO 65754

\$450,000  
35± Acres  
Christian County

- Awesome Location
- Beautiful Views
- Gated Entry
- Pond
- Spring/Wet Weather Creek
- Lots of Pasture
- Multiple Building Sites

PROPERTIES  
Mozark Land and Farm  
Dustin Lewis  
417-839-1899



**35 Prime Acres**  
**Spokane, MO / Christian County**

**SUMMARY**

**Address**

000 East Highway 176

**City, State Zip**

Spokane, MO 65754

**County**

Christian County

**Type**

Farms, Hunting Land, Recreational Land, Undeveloped Land, Horse Property, Business Opportunity

**Latitude / Longitude**

36.853636 / -93.29284

**Dwelling Square Feet**

0

**Acreage**

35

**Price**

\$450,000

**Property Website**

<https://mossyoakproperties.com/property/35-prime-acres-christian-missouri/57116/>



**35 Prime Acres  
Spokane, MO / Christian County**

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**PROPERTY DESCRIPTION**

35 acres; get lost in the beauty of the views! Nice, clean area, conveniently located between Branson and Springfield. This property features its own private entrance, a pond, spring, and wet weather creek. Gorgeous acreage ready for your new build with multiple building spots to choose from. Great potential facing west for those beautiful sunset evenings. You need to see this beauty in person to appreciate what it offers. This can also be split and purchased as an 18 acre tract of land if you choose.

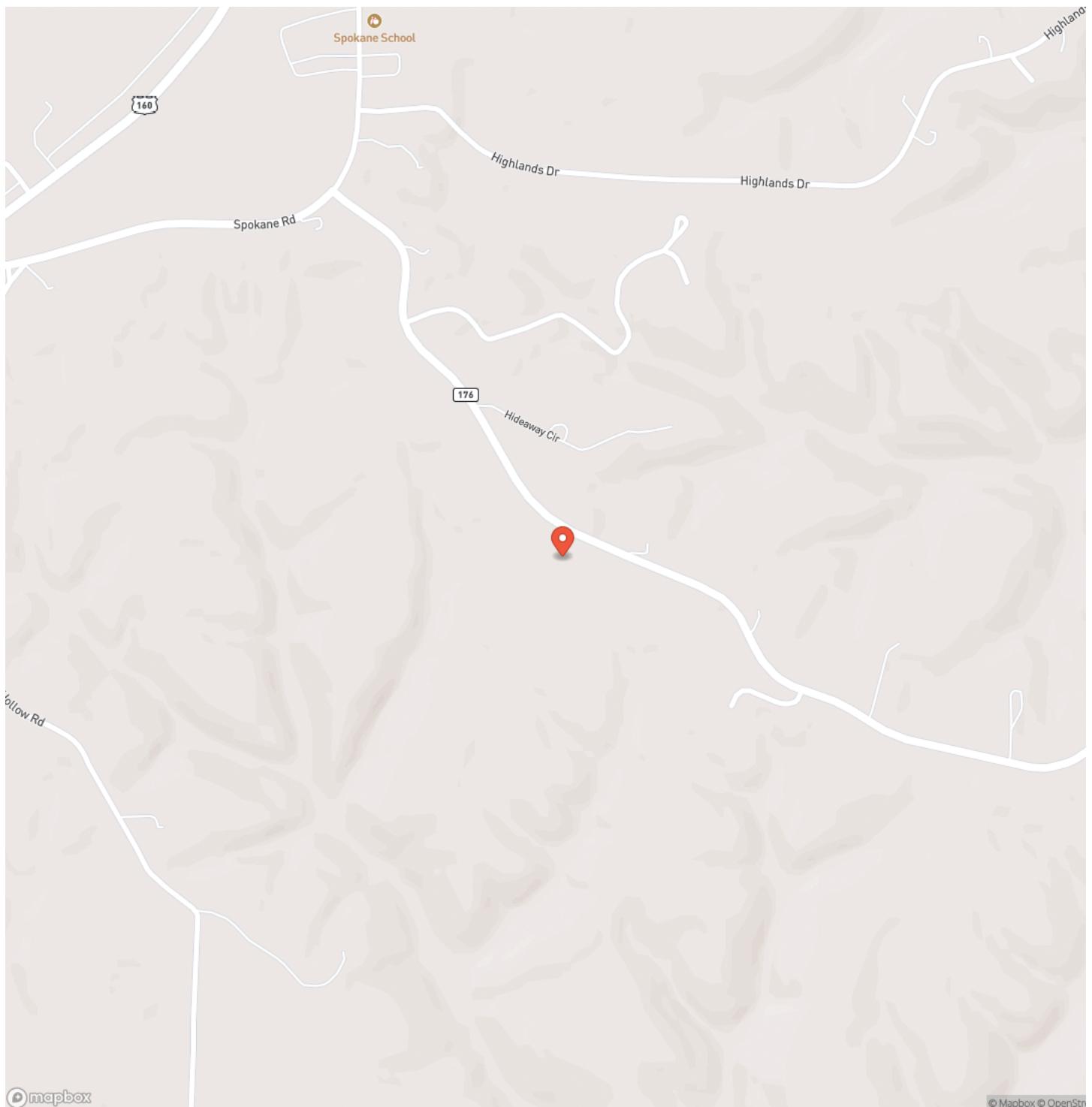
To find out more about this property and others like it on or off the market call or text Dustin Lewis at [417-839-1899](tel:417-839-1899) or email [Dlewis@mossyoakproperties.com](mailto:Dlewis@mossyoakproperties.com)

<https://www.mossyoakproperties.com/agent/dustin-lewis/>

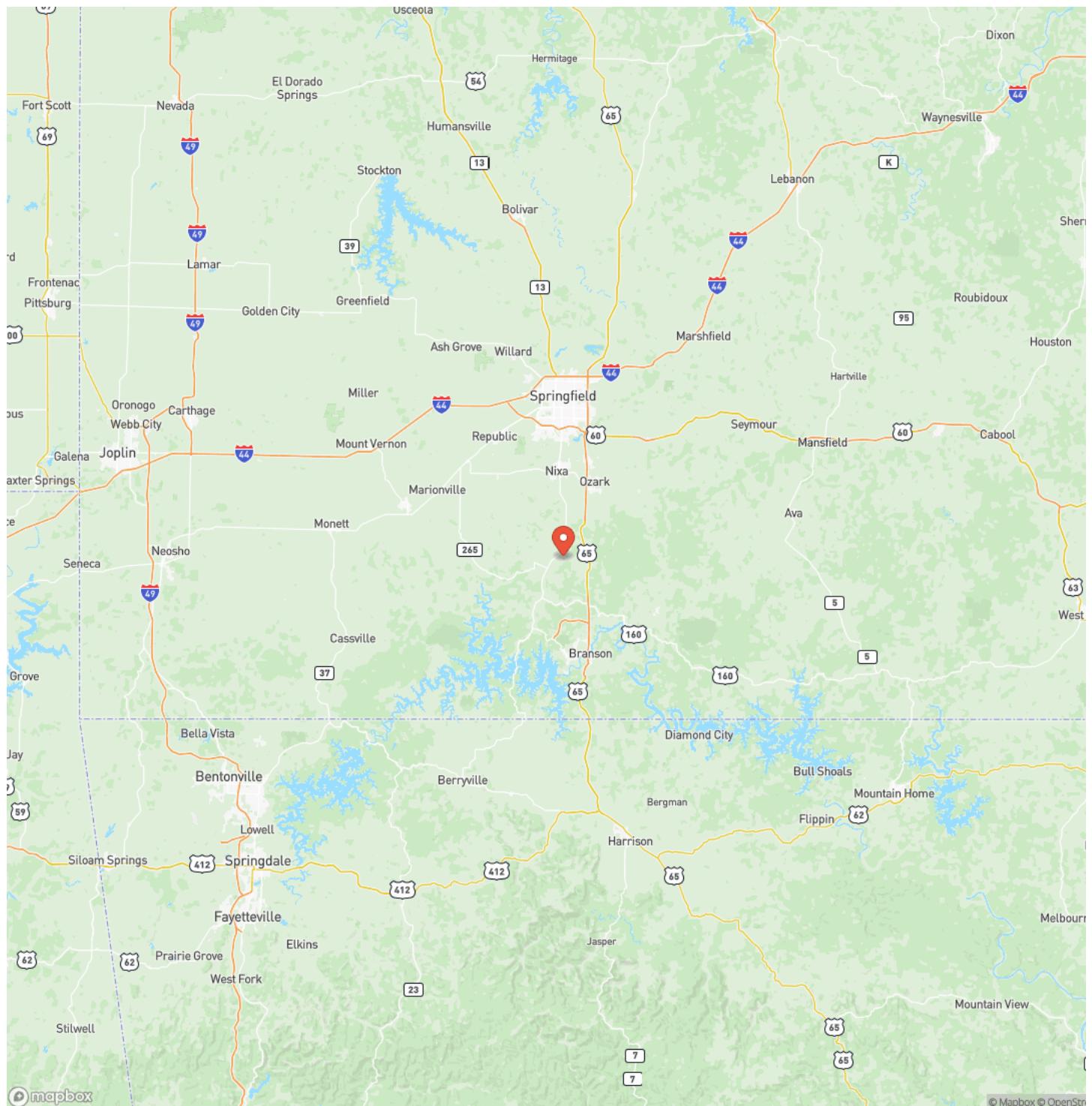
**35 Prime Acres**  
**Spokane, MO / Christian County**



## Locator Map

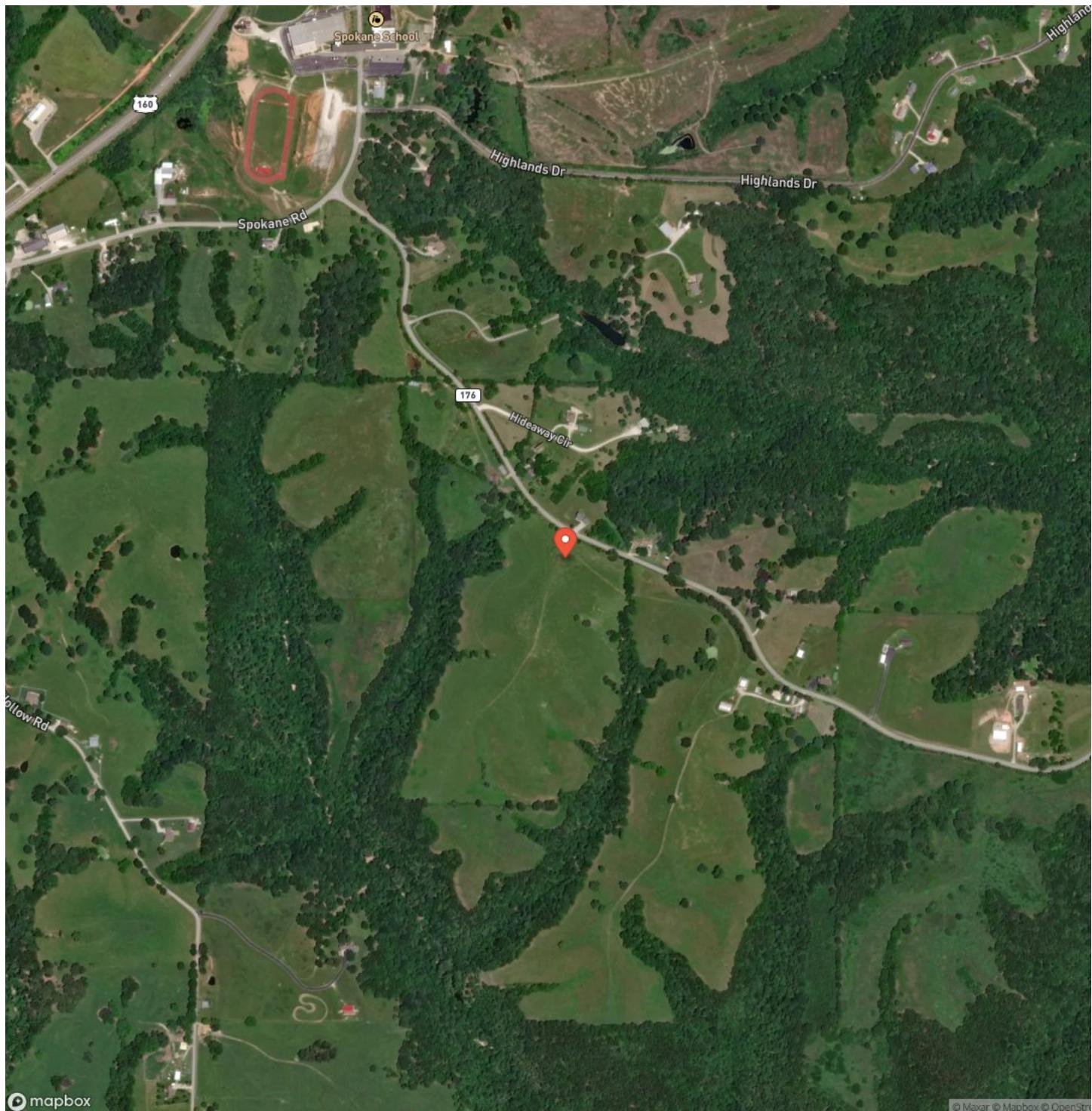


## Locator Map



35 Prime Acres  
Spokane, MO / Christian County

## Satellite Map



## **35 Prime Acres Spokane, MO / Christian County**

**LISTING REPRESENTATIVE**  
For more information contact:



## Representative

Dustin Lewis

## Mobile

(417) 839-1899

## Office

(417) 934-5263

## Email

dlewis@mossyoakproperties.com

## Address

412 W US 60 Ste E

**City / State / Zip**

Saddlebrooke, MO 65630

## **NOTES**



## **MORE INFO ONLINE:**

## NOTES



## **MORE INFO ONLINE:**

**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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