

Missouri Bottom 72.7
13379/13325 Missouri Bottom Rd
Bridgeton, MO 63044

\$2,726,250
72.7± Acres
St. Louis County



Missouri Bottom 72.7
Bridgeton, MO / St. Louis County

SUMMARY

Address

13379/13325 Missouri Bottom Rd

City, State Zip

Bridgeton, MO 63044

County

St. Louis County

Type

Undeveloped Land, Recreational Land, Lot

Latitude / Longitude

38.793453 / -90.424128

Acreage

72.7

Price

\$2,726,250

Property Website

<https://livingthedreamland.com/property/missouri-bottom-72-7/st-louis/missouri/106986/>



Missouri Bottom 72.7
Bridgeton, MO / St. Louis County

PROPERTY DESCRIPTION

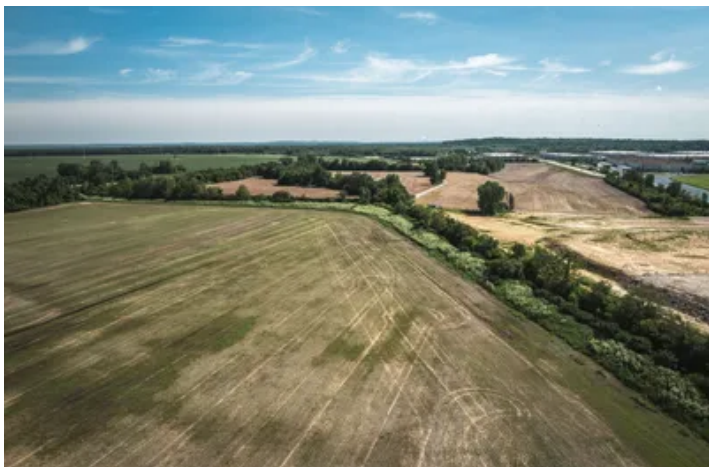
An opportunity to own 72.7+/- acres in a highly visible and strategically located corridor of St. Louis County. Featuring mostly tillable acreage, this property offers immediate agricultural income potential while also presenting compelling long-term investment and development opportunities.

Positioned along Missouri Bottom Road with excellent exposure from Highway 370, the property benefits from visibility to more than 20,000 vehicles per day, creating a unique advantage for future commercial ventures. Adding to its income-producing potential, the tract includes two existing billboards located on the eastern portion of the property, providing additional revenue opportunities and exceptional advertising exposure.

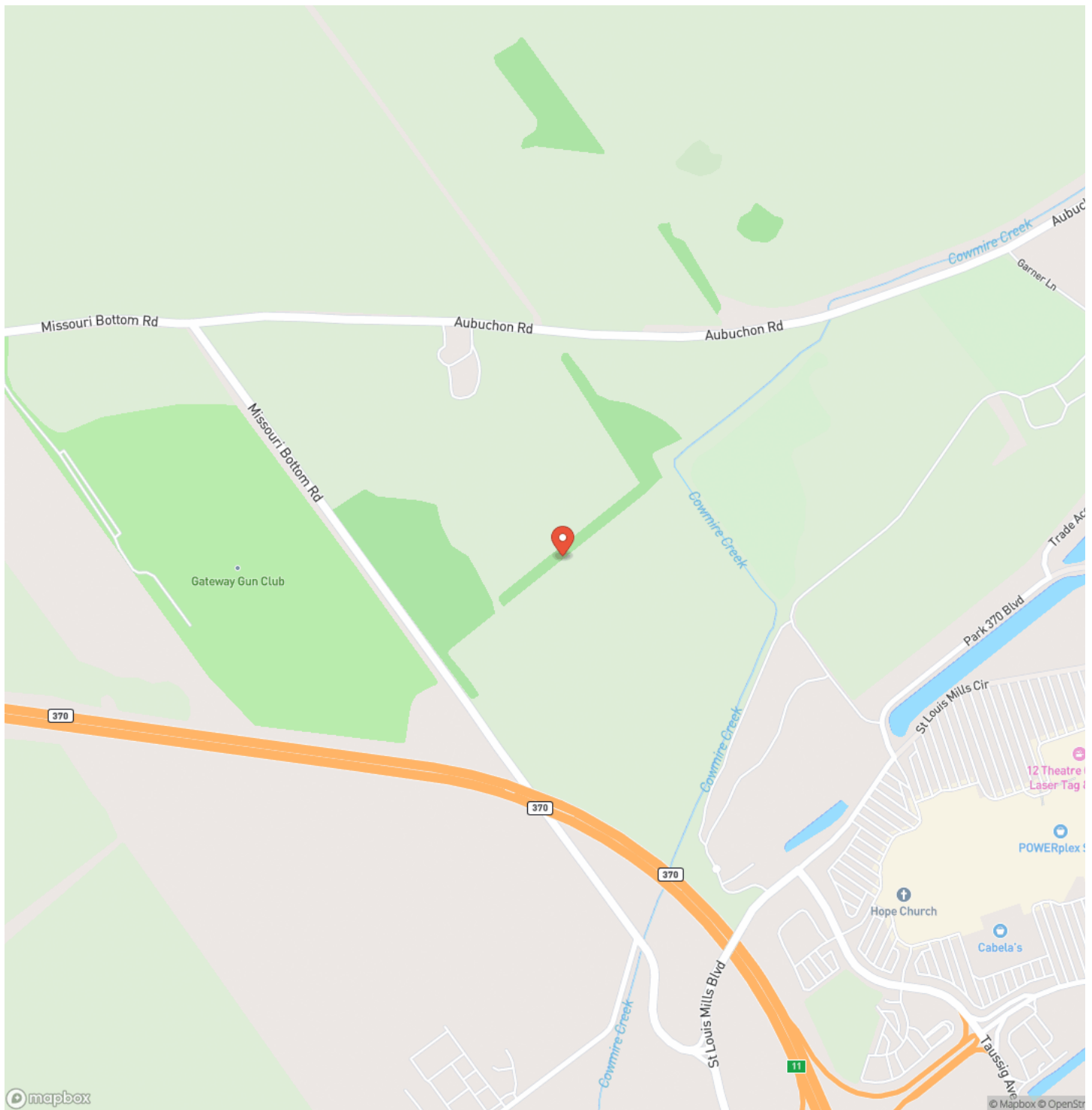
Surrounded by ongoing growth and development, the area is well-suited for investors, developers, and landowners seeking a property with commercial and industrial potential. Its combination of acreage, visibility, accessibility, and strategic location makes it a rare offering in one of the region's expanding business corridors



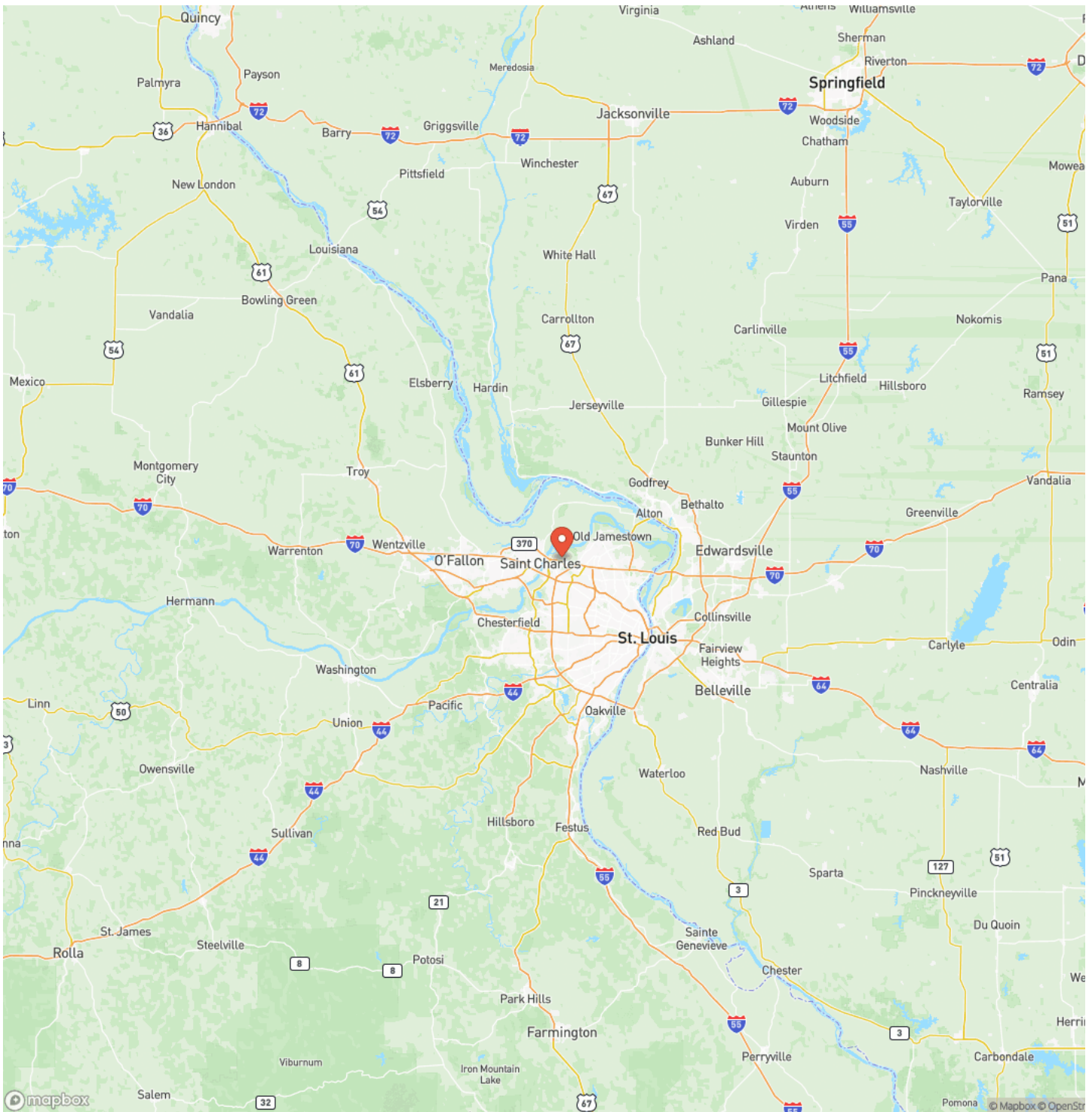
Missouri Bottom 72.7
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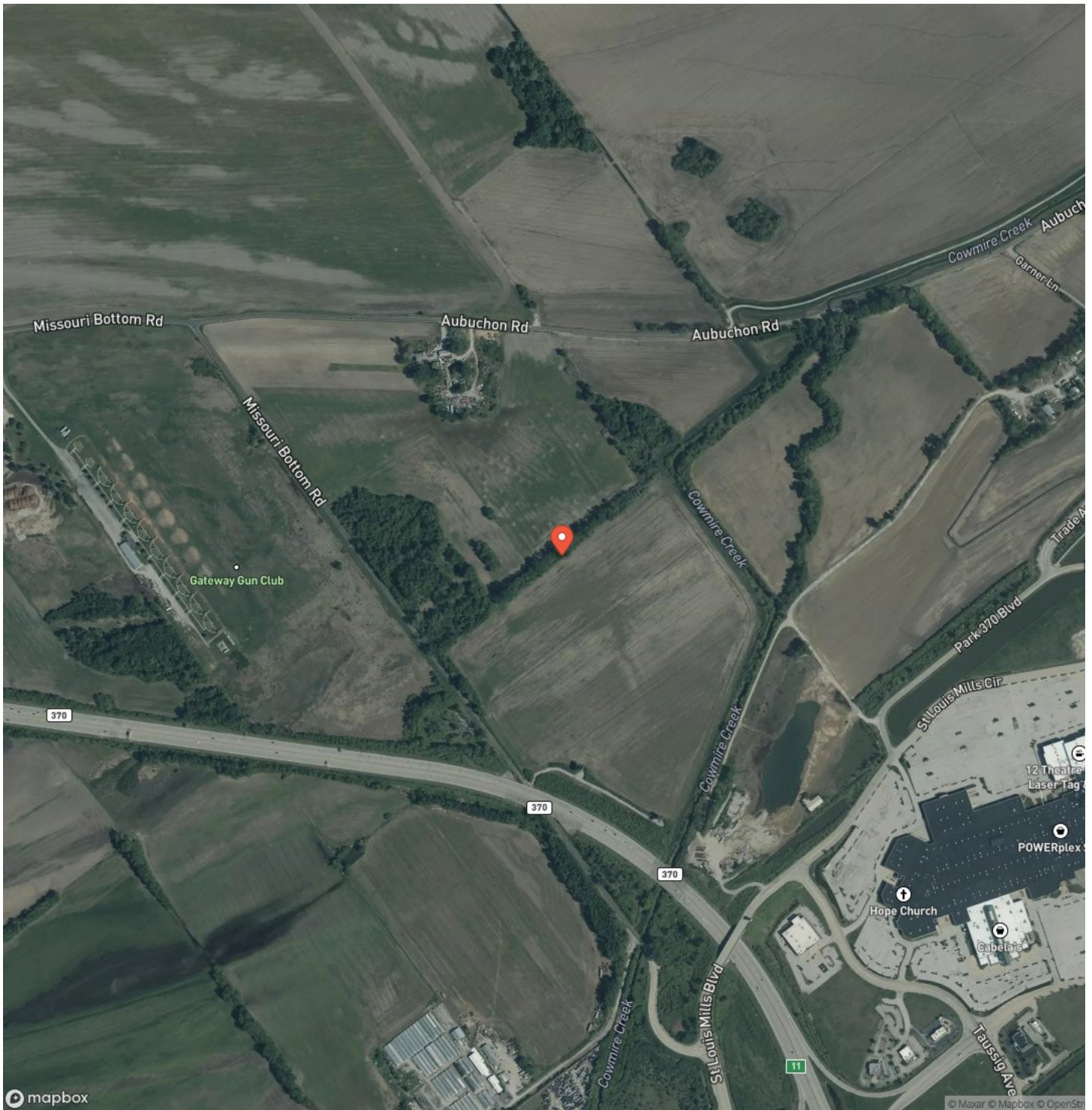
Locator Map



Locator Map



Satellite Map



Missouri Bottom 72.7
Bridgeton, MO / St. Louis County

LISTING REPRESENTATIVE

For more information contact:



Representative

D.W. Hindman

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Email

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Address

6485 N Service Rd

City / State / Zip

Leasburg, MO 65535

NOTES



This image shows a single 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://livingthedreamland.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.



Living The Dream Outdoor Properties

6484 North Service Rd.

Leasburg, MO 65535

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