

80 Acres in Laclede County Mo
Hwy TT
Falcon, MO 65470

\$461,000
80± Acres
Laclede County



**80 Acres in Laclede County Mo
Falcon, MO / Laclede County**

SUMMARY

Address

Hwy TT

City, State Zip

Falcon, MO 65470

County

Laclede County

Type

Farms, Residential Property, Ranches

Latitude / Longitude

37.4949771 / -92.5124508

Dwelling Square Feet

1300

Bedrooms / Bathrooms

3 / 1

Acreage

80

Price

\$461,000

Property Website

<https://www.mossoakproperties.com/property/80-acres-in-laclede-county-mo-laclede-missouri/29494/>



80 Acres in Laclede County Mo Falcon, MO / Laclede County

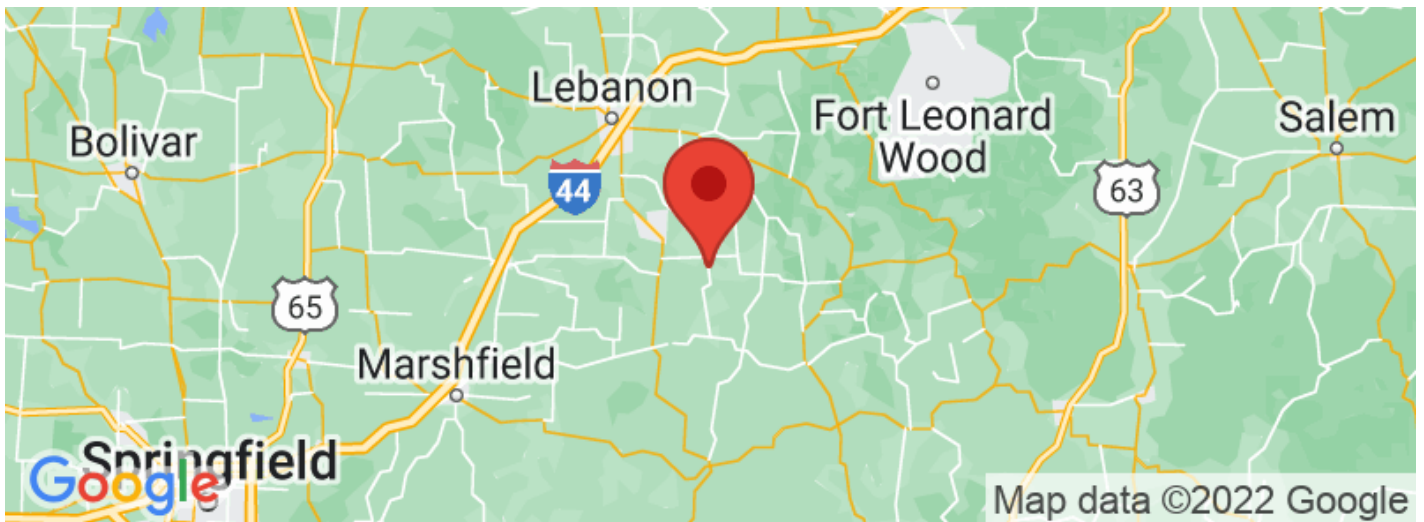
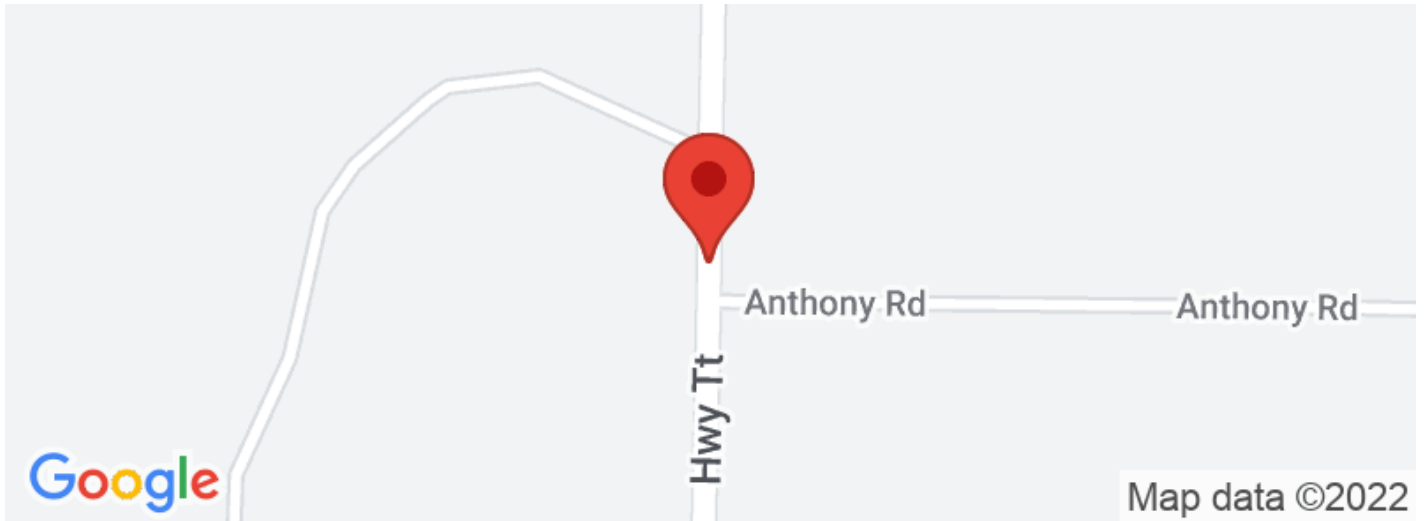
PROPERTY DESCRIPTION

Cute 3 bedroom home with unfinished basement located south of Lebanon Mo. The 80 acres is mostly open and has a spring fed creek and a pond. The land is generally flat or gently rolling and would be excellent for cattle and horses. Good machinery barn and 2 large storage containers. More acreage could be available. Lebanon school district. Call Brian Peck for showings [.417-839-7708](tel:417-839-7708)

**80 Acres in Laclede County Mo
Falcon, MO / Laclede County**



Locator Maps



80 Acres in Laclede County Mo
Falcon, MO / Laclede County

Aerial Maps



**80 Acres in Laclede County Mo
Falcon, MO / Laclede County**

LISTING REPRESENTATIVE

For more information contact:



Representative

Brian Peck-MO

Mobile

(417) 839-7708

Office

(417) 859-4868

Email

bpeck@mossyoakproperties.com

Address

203 W Hubble Drive

City / State / Zip

Marshfield, MO 65706

NOTES

NOTES

[illegible]

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.

Mossy Oak Properties Missouri Land Brokers
203W Hubble Drive
Marshfield, MO 65706
(417) 859-4868
