

Rolling Creek Farm 157
20451 CR 4470
Salem, MO 65560

\$849,900
157± Acres
Phelps County



Rolling Creek Farm 157
Salem, MO / Phelps County

SUMMARY

Address

20451 CR 4470

City, State Zip

Salem, MO 65560

County

Phelps County

Type

Farms, Horse Property

Latitude / Longitude

37.798288 / -91.563492

Dwelling Square Feet

2048

Bedrooms / Bathrooms

3 / 1

Acreage

157

Price

\$849,900

Property Website

<https://livingthedreamland.com/property/rolling-creek-farm-157-phelps-missouri/30284/>



MORE INFO ONLINE:

<https://livingthedreamland.com/>



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PROPERTY DESCRIPTION

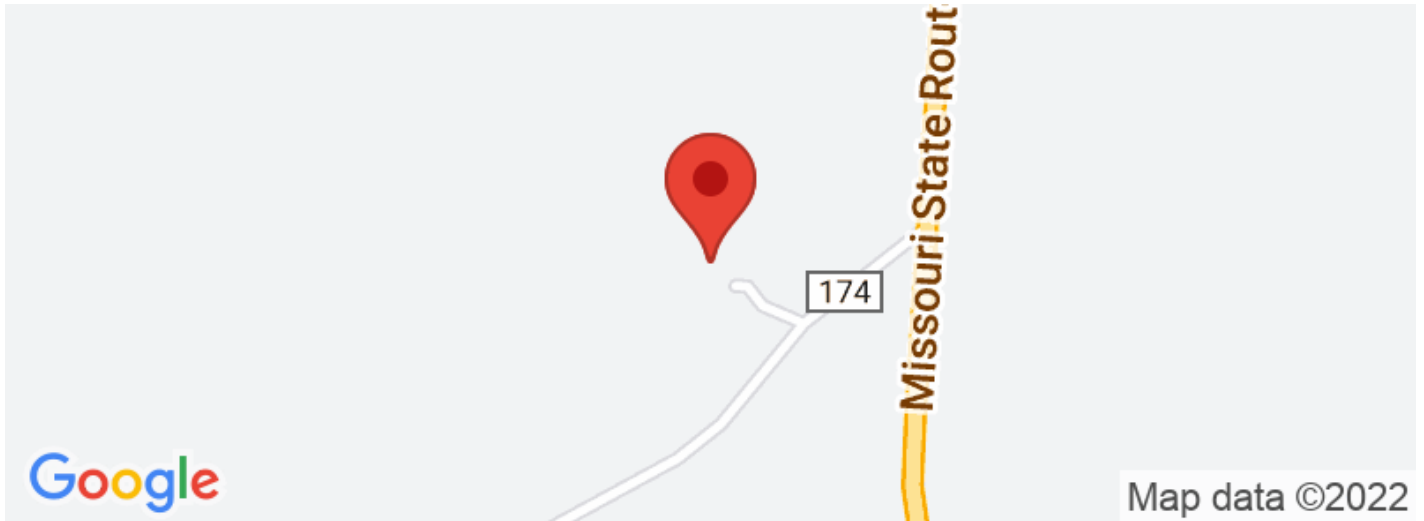
Rolling Creek Farm 157 is 157 +/- acres of beautiful farm land with wooded acreage mixed in to have that perfect balance of farm and recreation. There is approximately 110 acres of well maintained, improved pastures cross (electric) fenced into separate fields with 10 waterers excellent for rotational grazing. The main steel-framed barn is 125'x70' with the front 25ft being concrete, rest is dirt floor, with a 128'x28' lean-to for hay and equipment storage. There are 2 ponds and a wet weather creek running through, plenty of woods for hunting and Whitetail Deer and wild Turkey can be seen daily out your back door. The 1905 3 bed 1 bath farmhouse has been added onto and remodeled but still boasts of 1900s character and true farm living. Perfectly placed at the forefront you not only get lovely views of the rolling hills but your beautiful large garden in the backyard. "There is peace and tranquility that can be found in the country"...



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Locator Maps



Aerial Maps



Rolling Creek Farm 157
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LISTING REPRESENTATIVE

For more information contact:



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City / State / Zip

Salem, MO 65560

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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.



Living The Dream Outdoor Properties
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