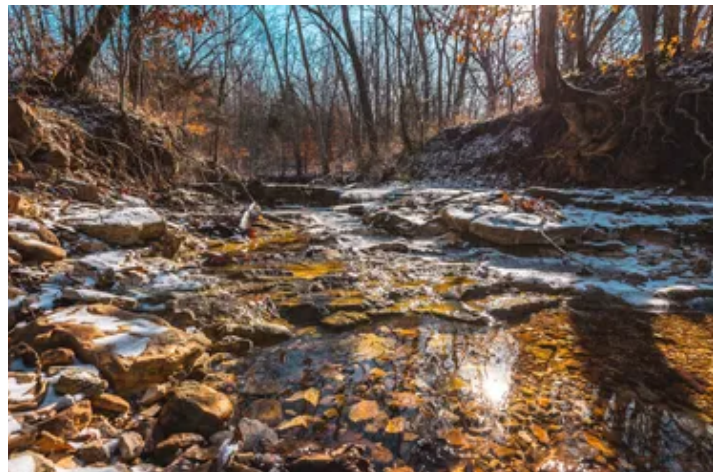


Bottle Neck Trails
TBD Hwy M
Belle, MO 65013

\$266,775
106.700± Acres
Osage County



MORE INFO ONLINE:

<https://livingthedreamland.com/>

Bottle Neck Trails
Belle, MO / Osage County

SUMMARY

Address

TBD Hwy M

City, State Zip

Belle, MO 65013

County

Osage County

Type

Farms, Hunting Land, Recreational Land, Residential Property, Timberland

Latitude / Longitude

38.289578 / -91.729038

Acreage

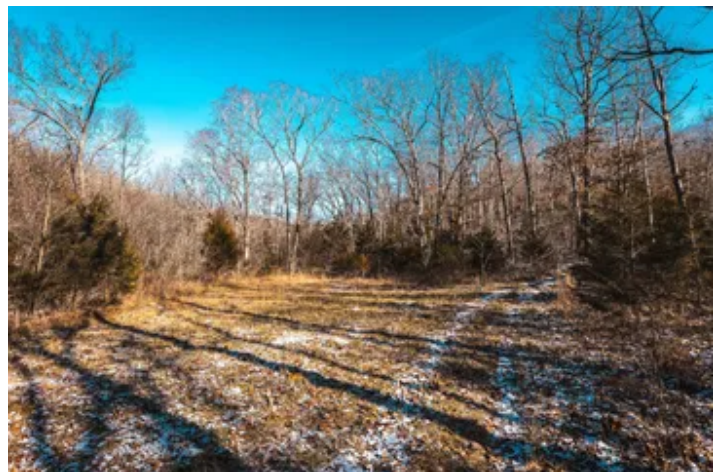
106.700

Price

\$266,775

Property Website

<https://livingthedreamland.com/property/bottle-neck-trails-osage-missouri/24805/>



MORE INFO ONLINE:

<https://livingthedreamland.com/>



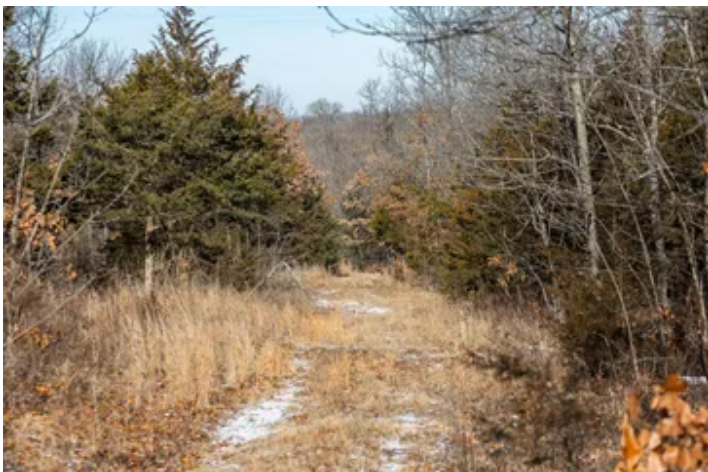
Bottle Neck Trails
Belle, MO / Osage County

PROPERTY DESCRIPTION

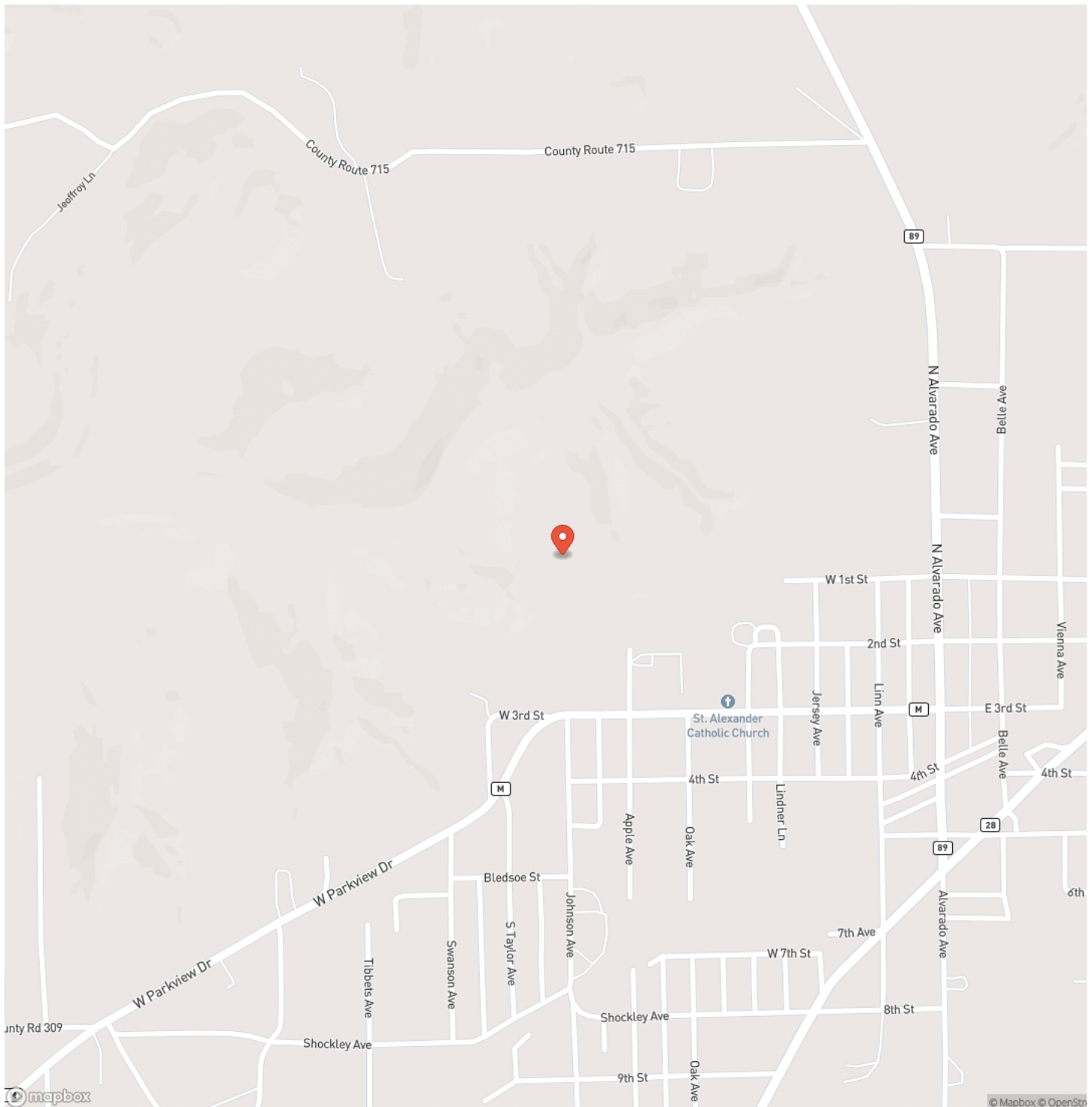
Bottle Neck Trails. This 106+ acre timber tract is located just behind the Belle High School and has a vast web of trails and natural bottle necks running into the main draw. The Buck Elk creek meanders from side to side of the wide creek bottom where the better soils would be perfect to create a nice food plot. Thick cover on the South facing hillside is ideal for whitetail bedding and the tall timber offers great turkey roosting. Close to town but yet you feel miles away. Excellent development potential with a couple nice building sites.



Bottle Neck Trails
Belle, MO / Osage County



Locator Map

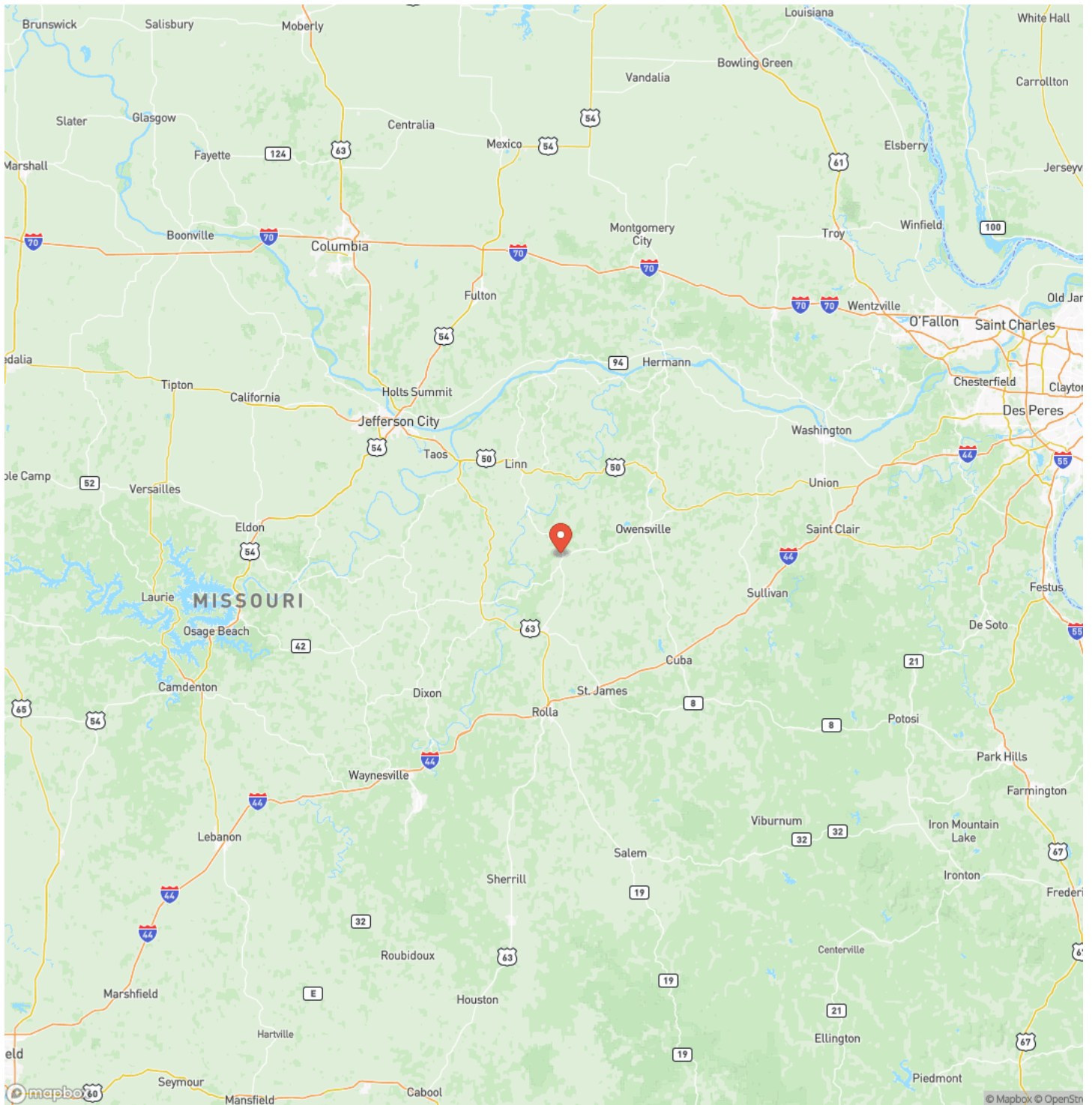


MORE INFO ONLINE:

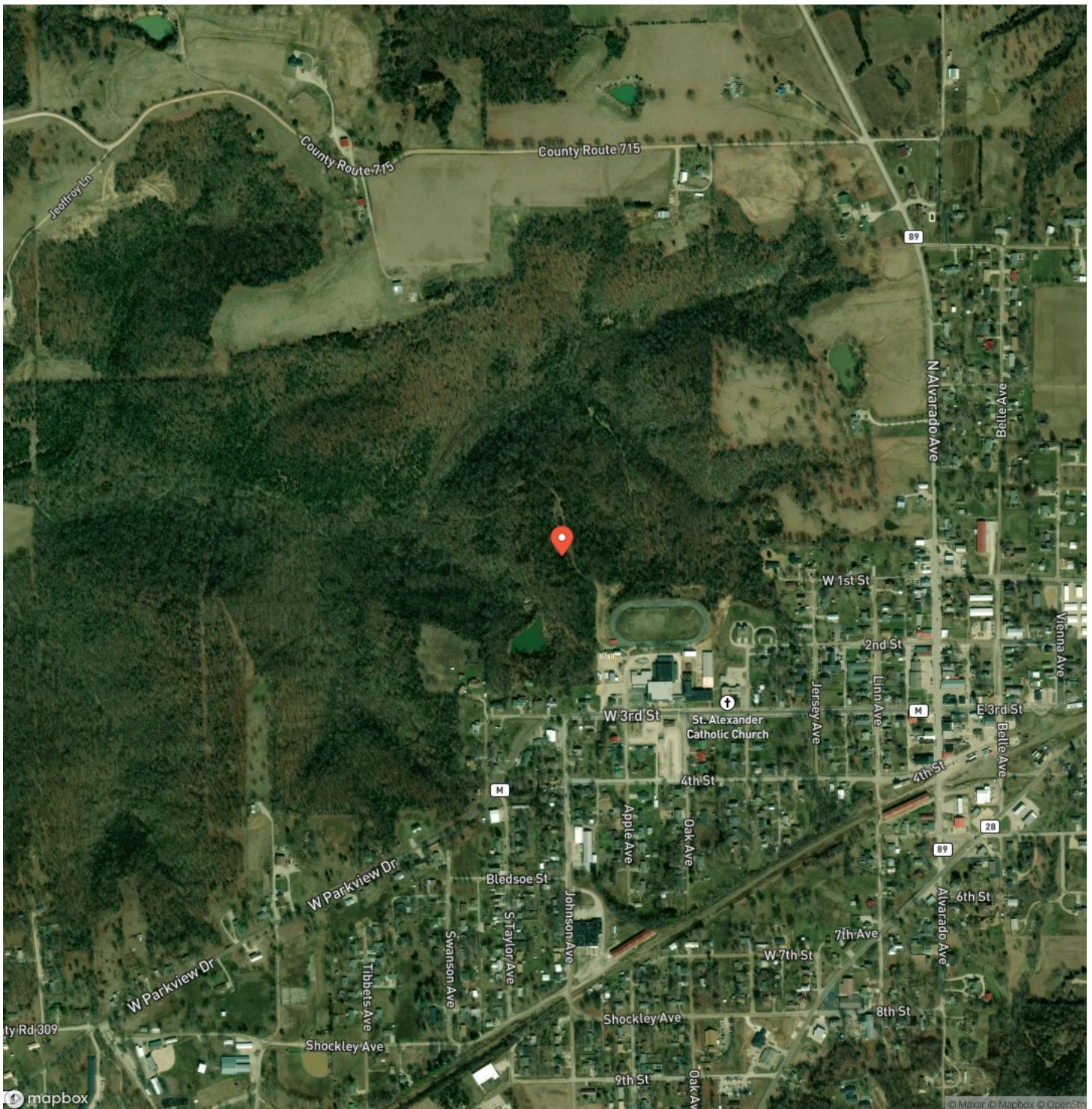
<https://livingthedreamland.com/>



Locator Map



Satellite Map



LISTING REPRESENTATIVE

For more information contact:



Representative

Jeff Browning

Mobile

(417) 260-5176

Office

(855) 289-3478

Email

jwbrowning92@gmail.com

Address

26435 Sandbar Lane

City / State / Zip

Laquey, MO 65534

NOTES

[illegible]

This image shows a single sheet of white paper with horizontal blue 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

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
100 Chesterfield Parkway
Chesterfield, MO 63005
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