

Gasconade Oasis at Adam's Ford
TBD Dawn Road
Falcon, MO 65470

\$399,000
74± Acres
Laclede County



MORE INFO ONLINE:

<https://livingthedreamland.com/>



Gasconade Oasis at Adam's Ford Falcon, MO / Laclede County

SUMMARY

Address

TBD Dawn Road

City, State Zip

Falcon, MO 65470

County

Laclede County

Type

Farms, Hunting Land, Recreational Land,
Riverfront

Latitude / Longitude

37.631101 / -92.33094

Acreage

74

Price

\$399,000

Property Website

<https://livingthedreamland.com/property/gasconade-oasis-at-adam-s-ford-laclede-missouri/35985/>



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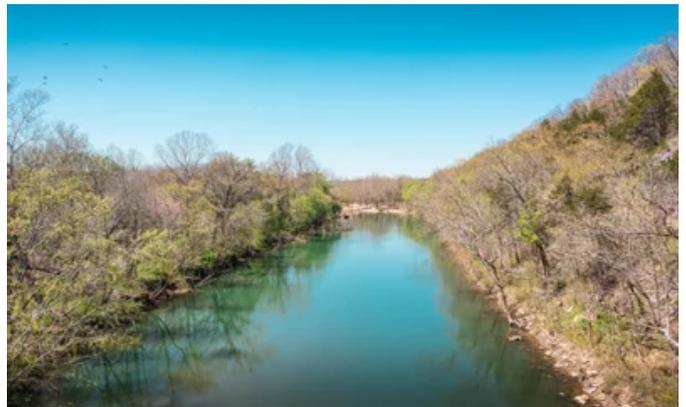
Gasconade Oasis at Adam's Ford Falcon, MO / Laclede County

PROPERTY DESCRIPTION

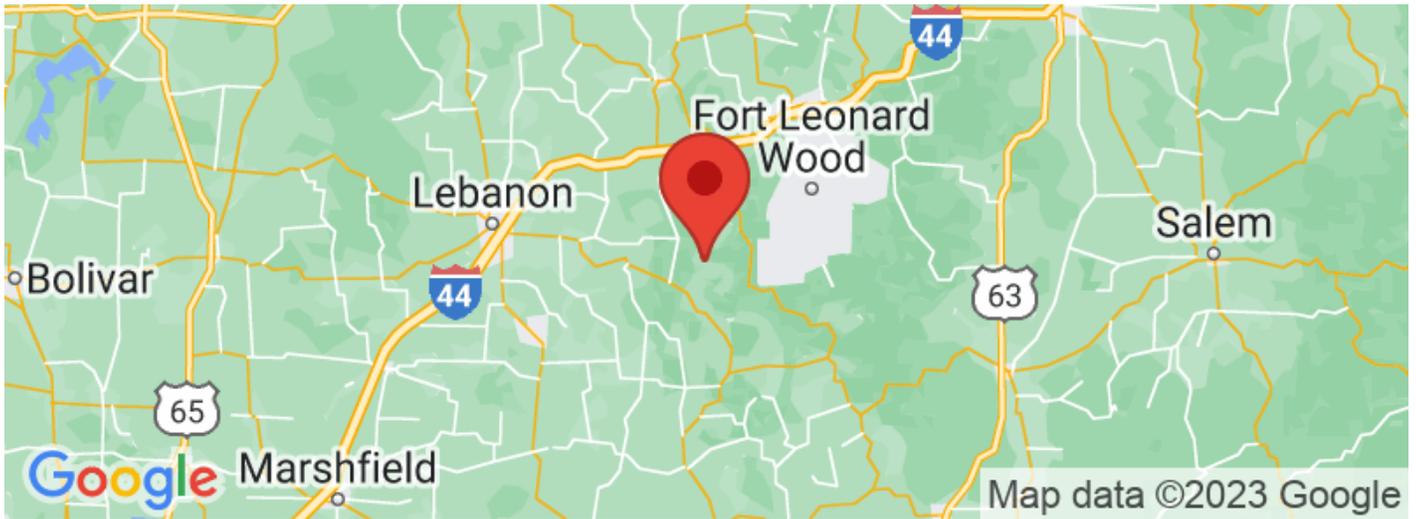
Located in Laclede county Missouri In the heart of the Ozarks 74 acres with Unforgettable features and many potential income and recreational opportunities. Water is abundant here with roughly 3 acres of lakes between the smaller one and the larger horseshoe lake, Also we have a 1 acre oxbow in the timber that fluctuates seasonally. The most incredible feature is the nearly 1/2 mile of pristine Gasconade river frontage. Enjoy summers on your own private gravel bar or capitalize on the great fishing/hunting and floating that the Gasconade offers. This Property Has an old deer camp with electric and well. This property is loaded with deer and turkey and geese can be seen on the ponds most of the year as well as other migrating waterfowl. Nearly 45 open acres of mostly tillable fertile ground.



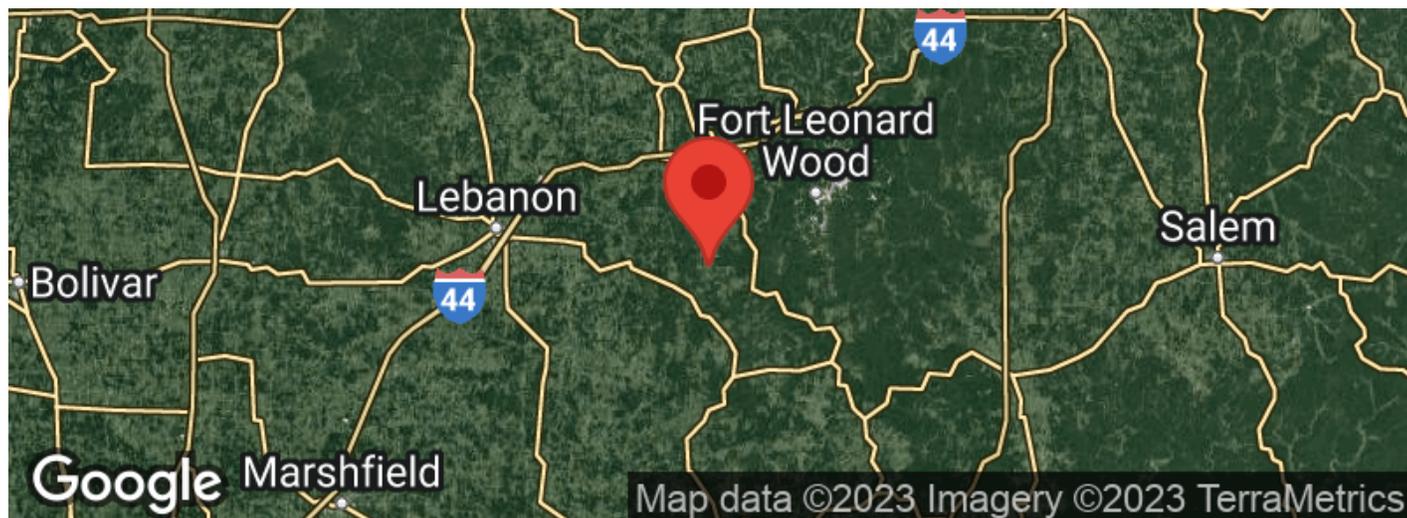
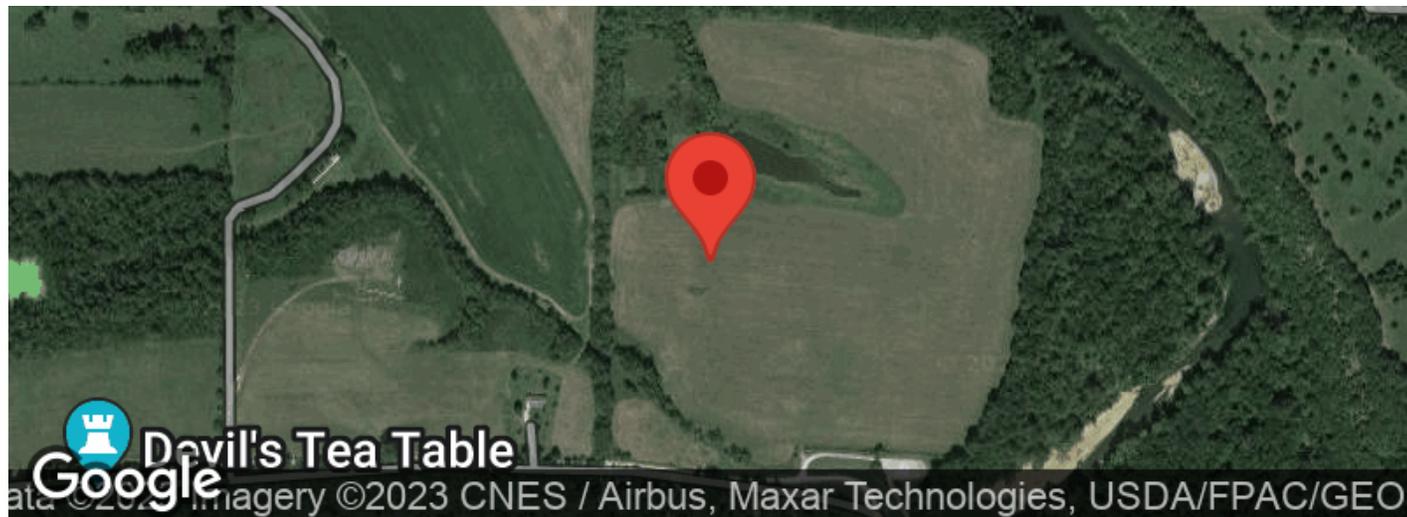
**Gasconade Oasis at Adam's Ford
Falcon, MO / Laclede County**



Locator Maps



Aerial Maps



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**Gasconade Oasis at Adam's Ford
Falcon, MO / Laclede County**

LISTING REPRESENTATIVE

For more information contact:



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NOTES

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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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