

**Gasconade Angus Ranch 83**  
31501 Seminole Lane  
Richland, MO 65556

**\$1,950,000**  
83± Acres  
Pulaski County



**Gasconade Angus Ranch 83**  
**Richland, MO / Pulaski County**

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**SUMMARY**

**Address**

31501 Seminole Lane

**City, State Zip**

Richland, MO 65556

**County**

Pulaski County

**Type**

Farms, Hunting Land, Ranches, Recreational Land, Riverfront

**Latitude / Longitude**

37.699087 / -92.334613

**Dwelling Square Feet**

5,000

**Bedrooms / Bathrooms**

3 / 4

**Acreage**

83

**Price**

\$1,950,000

**Property Website**

<https://livingthedreamland.com/property/gasconade-angus-ranch-83-pulaski-missouri/114503/>



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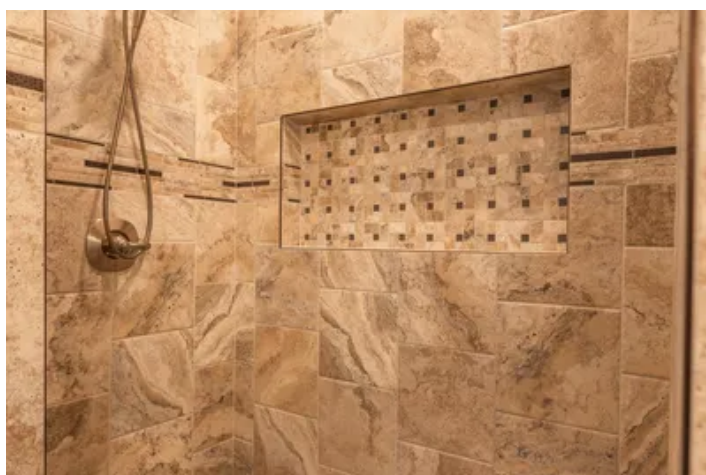
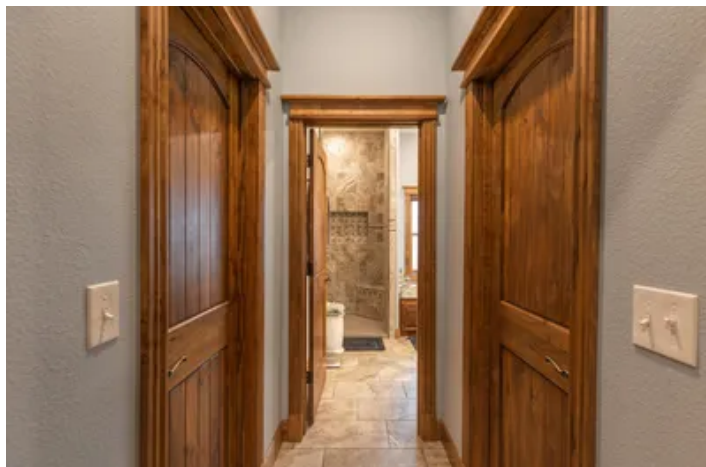
**PROPERTY DESCRIPTION**

The perfect property does exist! 83 M/L acres with 1/2 mile of Gasconade River frontage and joining over 1,000 acres of the Mark Twain National Forest. The Gasconade Angus Ranch sets the standard for a luxury cattle ranch. The 5,000 sq ft executive style, fully custom home boasts vaulted wood ceilings, custom knotty elder antiqued cabinets with granite countertops. The onyx showers and custom vanities are just some of the many features of this home. There is a backup generator with enough power to sustain the whole house. See the beautiful views of the Gasconade River bottoms right from the comfort of the home. Deer and Turkey are plentiful, and the habitat has been increased with food plots. The property is fenced and cross fenced 2 wells on the property.



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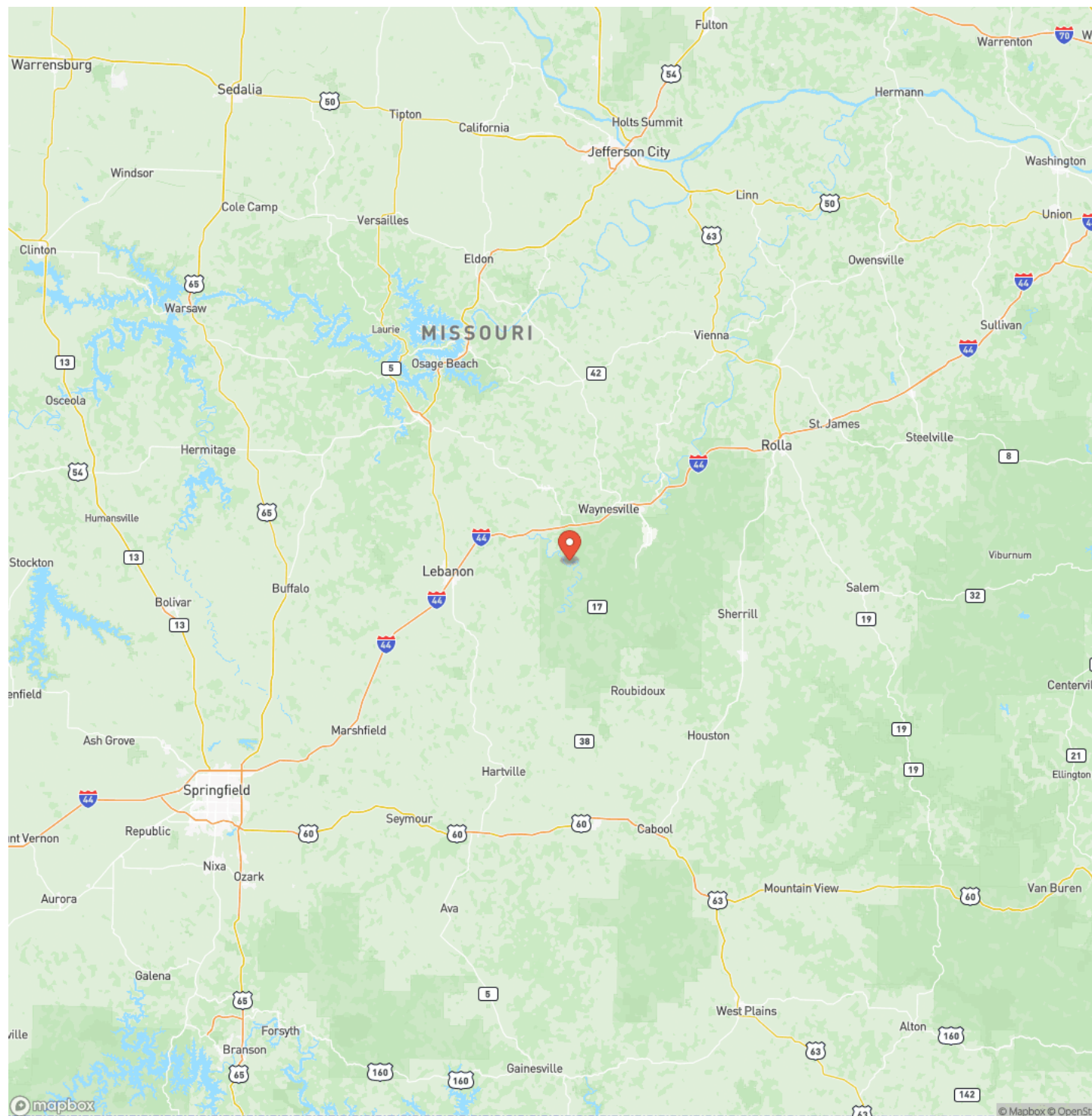
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## Locator Map



## 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

6485 N Service Rd

## City / State / Zip

Leasburg, MO 65535

## NOTES

This image shows a blank sheet of white paper with horizontal ruling lines. The lines are evenly spaced and extend across the width of the page. There are no margins, text, or other markings on the paper.

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**MORE INFO ONLINE:**

**<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.



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**Living The Dream Outdoor Properties**

6484 North Service Rd.

Leasburg, MO 65535

(855) 289-3478

<https://livingthedreamland.com/>

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