

The Wheelhouse
TBD Van Horn Drive
Bland, MO 65014

\$224,900
34.63± Acres
Gasconade County



The Wheelhouse
Bland, MO / Gasconade County

SUMMARY

Address

TBD Van Horn Drive

City, State Zip

Bland, MO 65014

County

Gasconade County

Type

Hunting Land

Latitude / Longitude

38.191191 / -91.600394

Taxes (Annually)

\$25

Acreage

34.63

Price

\$224,900

Property Website

<https://www.mossyoakproperties.com/property/the-wheelhouse/gasconade/missouri/106316/>



PROPERTY DESCRIPTION

This 34.63± acre tract is a highly improved, turnkey hunting property built for serious outdoor enthusiasts. Though compact in size, it offers exceptional hunting opportunities and has been thoughtfully managed to maximize wildlife habitat and movement. The property features a strong stand of mature white oaks, recent TSI timber work, established bedding cover, and strategically placed brassica food plots designed to attract and hold game year-round.

A seasonal creek winds through the property, adding both natural beauty and a reliable water source. Established bedding areas and a well-maintained food plots help hold and attract game throughout the year.

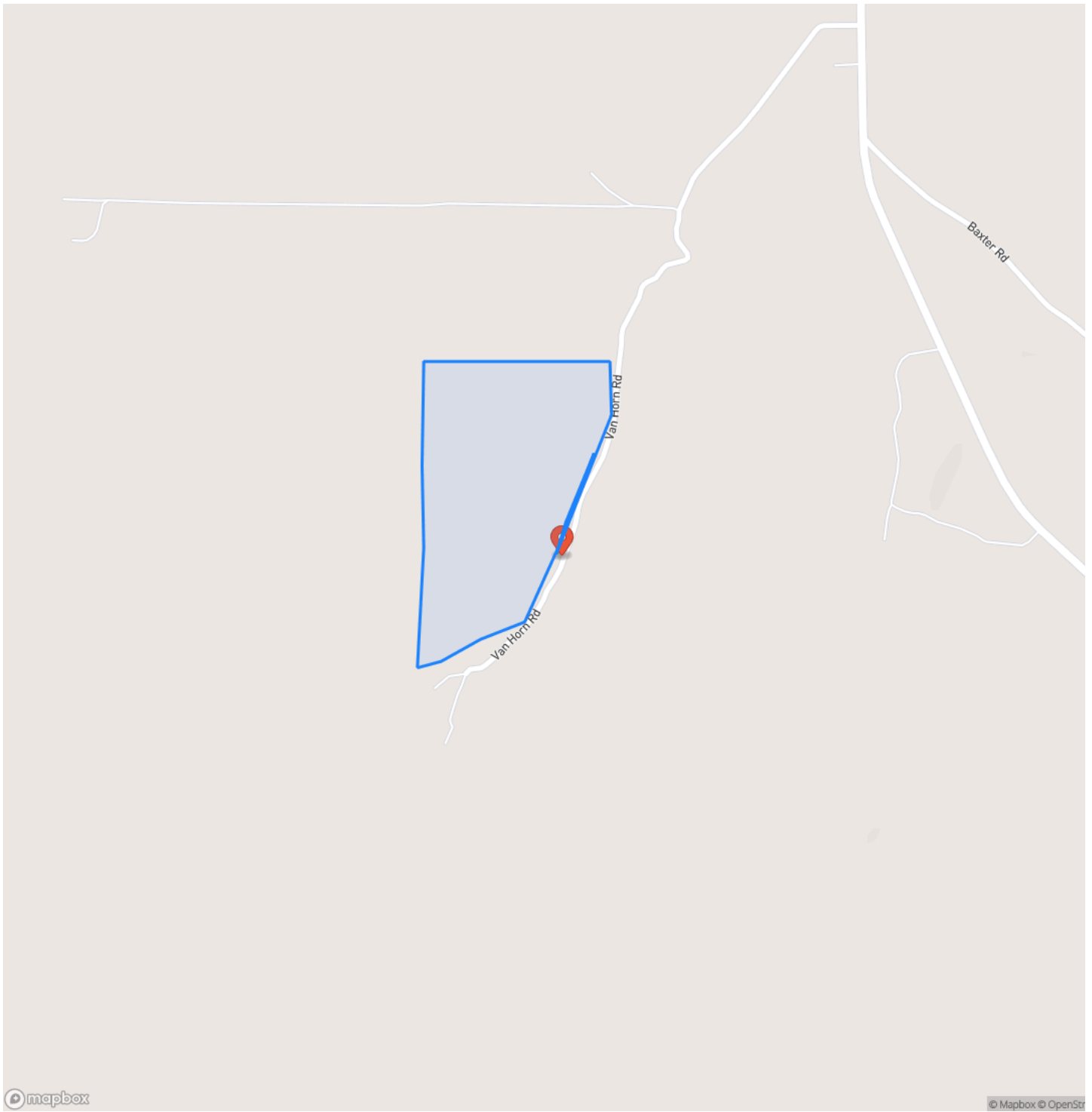
This property is truly ready to hunt, coming equipped with a Redneck blind already in place. Whether you're targeting whitetail deer and turkey or enjoying small game opportunities for rabbit, squirrel, and quail, this tract punches well above its weight for its size.

Compact, efficient, and set up for success-this is a rare opportunity to step into a fully dialed-in hunting property just in time for the 2026 season.

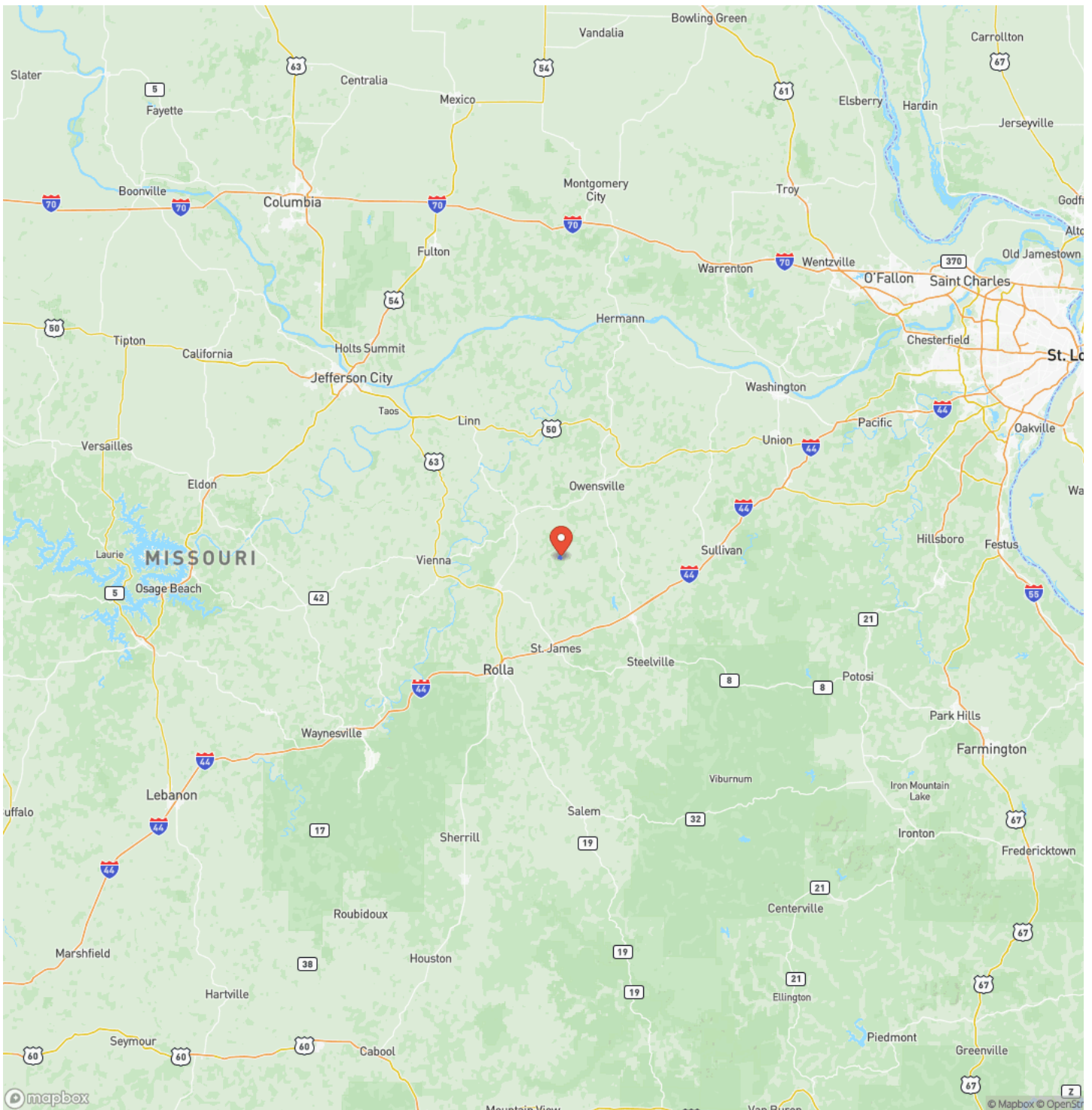
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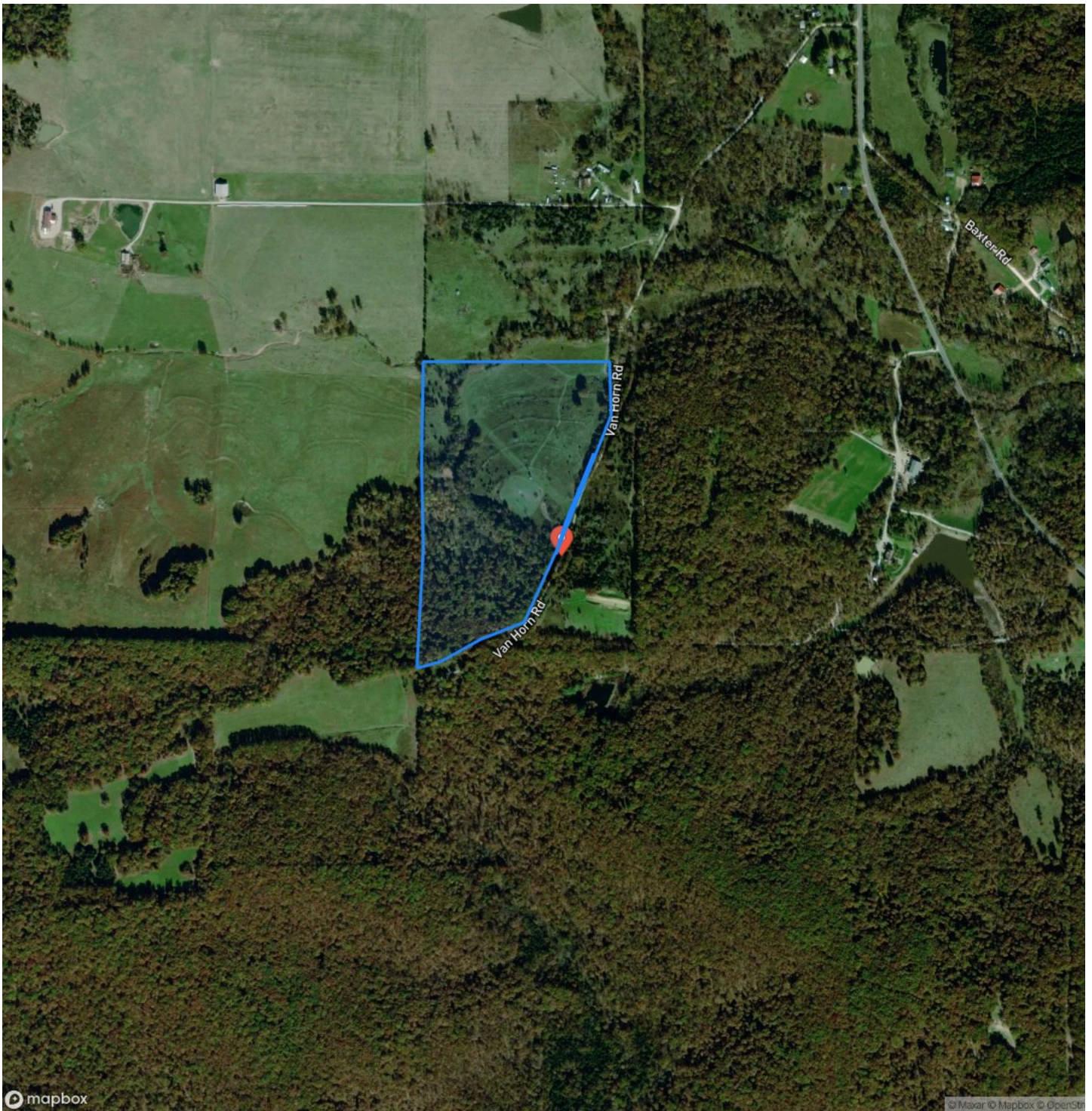
Locator Map



Locator Map



Satellite Map



DISCLAIMERS

This property is being offered and acquired contingent upon the successful completion of a 1031 exchange. Closing is subject to the fulfillment of all 1031 exchange requirements.

Mossy Oak Properties Central Missouri Land, Homes, and Auctions
1803 Sun Valley Drive Suite B
Jefferson City, MO 65109
(573) 635-3544
<https://www.mossoakproperties.com/>
