

10770 N 275 W, North Manchester, IN | 22± Acres | 588
Sq Ft Cabin | 36'x48' Pole Barn | Ponds | Hunting &
Camping
10770 N 275 W
North Manchester, IN 46962

\$425,000
22± Acres
Wabash County



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North Manchester, IN / Wabash County

SUMMARY

Address

10770 N 275 W

City, State Zip

North Manchester, IN 46962

County

Wabash County

Type

Hunting Land, Recreational Land

Latitude / Longitude

40.982436 / -85.853443

Acreage

22

Price

\$425,000

Property Website

<https://indianalandandlifestyle.com/property/10770-n-275-w-north-manchester-in-22-acres-588-sq-ft-cabin-36-48-pole-barn-ponds-hunting-camping-wabash-indiana/107000/>



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PROPERTY DESCRIPTION

Discover the perfect blend of privacy, recreation, and income potential on this beautiful 22.28-acre property in rural Wabash County. Featuring a charming 1-bedroom, 1-bath cabin-style home built in 2017, this unique retreat offers an open floor plan, eat-in kitchen, main-floor laundry, covered porch, and all appliances included.

The partially wooded acreage showcases two scenic ponds, including a smaller pond accented by a picturesque water fountain, creating a peaceful setting for relaxation and outdoor enjoyment. A spacious 48' x 36' pole barn provides excellent storage for equipment, vehicles, boats, campers, and recreational gear.

Adding to the property's versatility are 7 camper/RV hookups, making it ideal for family gatherings, camping retreats, and potential income opportunities. The property has recently been utilized as a successful VRBO vacation rental, generating strong rental income and offering buyers an attractive investment opportunity in addition to a private getaway.

Tucked away down a long gravel driveway, this property offers exceptional privacy while providing endless opportunities for fishing, hunting, camping, ATV riding, and enjoying the outdoors. Whether you're searching for a recreational retreat, an income-producing short-term rental, or a peaceful full-time residence, this rare 22.28-acre property offers unlimited potential in a beautiful natural setting.

For more information contact Listing Agent Brecken Kennedy at (260)578-7661 or by email at mossyoakbrecken@gmail.com

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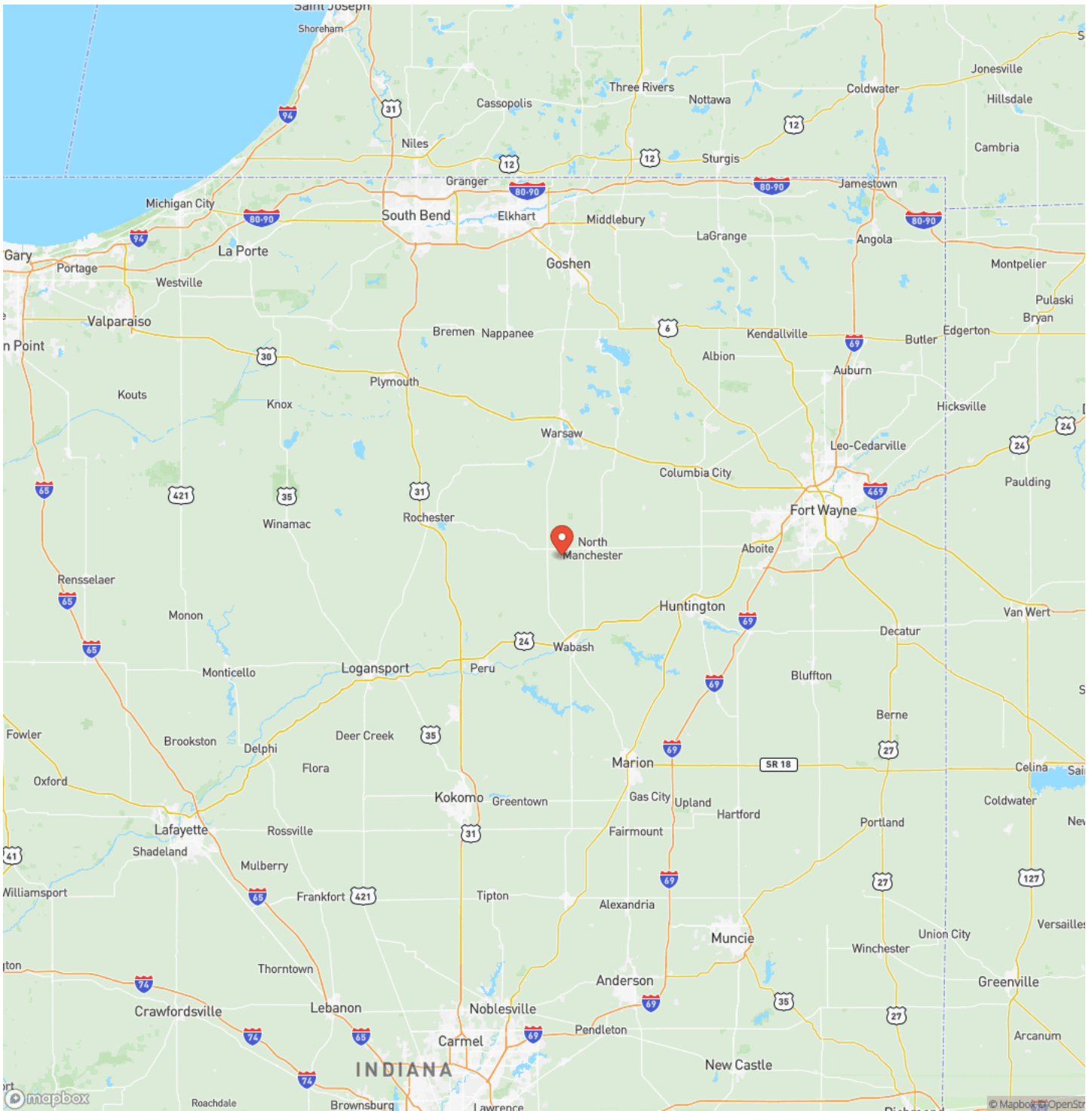
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Locator Map



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Satellite Map



DISCLAIMERS

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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.

Mossy Oak Properties Indiana Land and Lifestyle

PO Box 10

Clinton, IN 47842

(765) 505-4155

<https://indianalandandlifestyle.com/>
