

21 Acres +/- For Sale in Monroe County, IN  
5889 E Boshears Rd  
Bloomington, IN 47408

**\$120,000**  
21± Acres  
Monroe County



**21 Acres +/- For Sale in Monroe County, IN  
Bloomington, IN / Monroe County**

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**SUMMARY**

**Address**

5889 E Boshears Rd

**City, State Zip**

Bloomington, IN 47408

**County**

Monroe County

**Type**

Hunting Land, Recreational Land, Residential Property

**Latitude / Longitude**

39.185086 / -86.451436

**Acreage**

21

**Price**

\$120,000

**Property Website**

<https://indianalandandlifestyle.com/property/21-acres-for-sale-in-monroe-county-in-monroe-indiana/50127/>



## 21 Acres +/- For Sale in Monroe County, IN Bloomington, IN / Monroe County

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### **PROPERTY DESCRIPTION**

#### **EXCLUSIVE 21±-ACRE TIMBERED RETREAT IN MONROE COUNTY, IN**

Discover the allure of this unique 21±-acre timbered tract in Monroe County, Indiana, offering a harmonious blend of natural beauty and diverse opportunities. Whether you're a nature enthusiast, avid hunter, or seeking a private haven, this property provides an expansive canvas for your vision.

#### **Property Highlights:**

- **Size:** Approximately 21 acres of pristine timbered land that adjoins over 250 acres of public ground. The property will require the buyers to obtain a recorded easement from the adjoining landowner.
- **Location:** Monroe County, IN - 10 minutes from downtown Bloomington.
- **Natural Sanctuary:** A secluded retreat surrounded by the tranquility of mature trees and diverse flora.
- **Wildlife Habitat:** Hunting, wildlife observation, and outdoor activities are ideal. The tract has some harvestable timber on it as well.

**Nature Lover's Paradise:** Immerse yourself in the serene beauty of this 21±-acre timbered retreat. The property's lush foliage, varied terrain, and natural charm make it perfect for those who appreciate the great outdoors.

**Hunting Opportunities:** For the avid hunter, this property presents a haven for deer, turkey, and other game. The expansive wooded landscape provides an excellent backdrop for a memorable hunting experience.

**Build Your Dream Retreat:** Whether you envision a custom home, a rustic cabin, or a secluded retreat, this timbered tract offers a generous canvas for your dream residence surrounded by nature.

#### **Explore the Potential:**

Whether you seek a quiet retreat, a hunting paradise, or a natural haven, this 21±-acre timbered tract offers an extraordinary opportunity to own a substantial piece of Monroe County's scenic landscape.

#### **Schedule Your Private Viewing:**

Contact Mossy Oak Properties Land Specialists, Caleb Emrick at [812-605-3163](tel:812-605-3163) or Todd Harrison at [812-229-1189](tel:812-229-1189), today to schedule a private viewing and explore the untapped potential of this unique 21±-acre timbered property in Monroe County, Indiana.

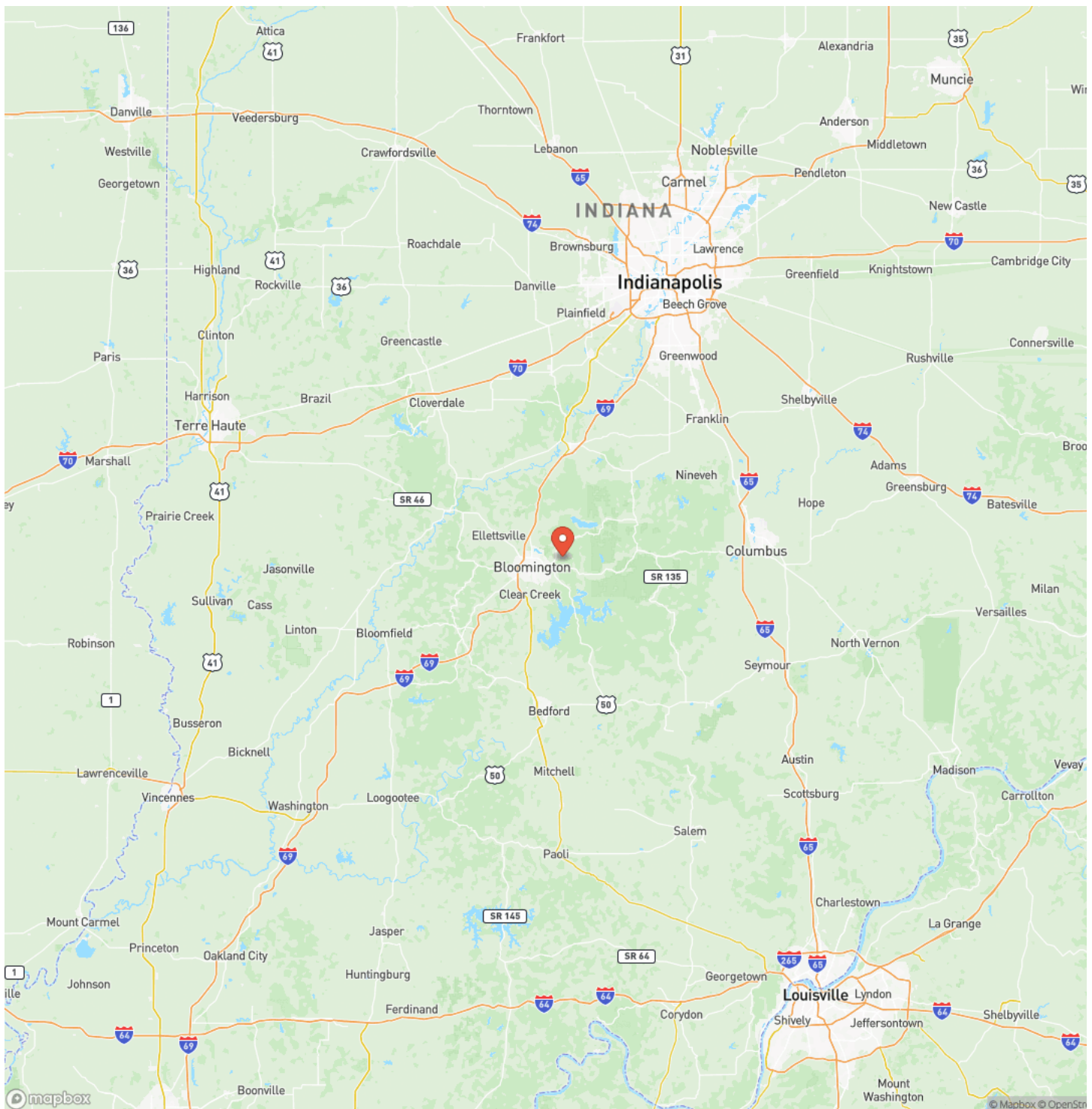




## Locator Map



## Locator Map





## Satellite Map



## 21 Acres +/- For Sale in Monroe County, IN Bloomington, IN / Monroe County

## LISTING REPRESENTATIVE

**For more information contact:**



### Representative

Caleb Emrick

## Mobile

(812) 605-3163

## Office

(765) 505-4155

## Email

cemrick@mossyoakproperties.com

**Address**

P.O. Box 10

## City / State / Zip

Clinton, IN 47842

## NOTES



**MORE INFO ONLINE:**

**<https://indianalandandlifestyle.com/>**

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## **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.



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**Mossy Oak Properties Indiana Land and Lifestyle**

**PO Box 10**

**Clinton, IN 47842**

**(765) 505-4155**

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