

Hyde County, SD 960 Acres with Hunting Lodge
33966 194th Street
Highmore, SD 57345

\$3,750,000
960± Acres
Hyde County



Hyde County, SD 960 Acres with Hunting Lodge Highmore, SD / Hyde County

SUMMARY

Address

33966 194th Street

City, State Zip

Highmore, SD 57345

County

Hyde County

Type

Hunting Land, Horse Property, Business Opportunity, Ranches,
Recreational Land, Residential Property, Single Family, Farms

Latitude / Longitude

44.576881 / -99.380575

Taxes (Annually)

6238

Dwelling Square Feet

5108

Bedrooms / Bathrooms

7 / 3

Acreage

960

Price

\$3,750,000

Property Website

<https://talitinesproperties.com/property/hyde-county-sd-960-acres-with-hunting-lodge-hyde-south-dakota/92131/>



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PROPERTY DESCRIPTION

Hunters, Investors, Ranchers here is a property you will not want to miss!

Situated in the heart of Hyde County, South Dakota, this remarkable 960-acre property offers a rare blend of income-generating agricultural land, premier hunting habitat, and fully equipped lodging. Located just minutes from Highmore and only 50 miles from the state capital of Pierre, the property is easily accessible while still offering the peace and privacy of rural living. With a thoughtfully balanced landscape and extensive improvements, this land is ideal for ranchers, outdoor enthusiasts, or entrepreneurs looking to establish a hunting lodge or guide service.

The land itself is a diverse and productive mix. Approximately 708 acres are dedicated to pasture, currently rented out for grazing, providing steady annual income. Another 136 acres are enrolled in the Conservation Reserve Program (CRP), contributing both to the property's ecological value and its financial return. In addition, 53 acres are actively maintained as food plots, designed to attract and sustain wildlife, while nearly 20 acres of trees offer natural cover and habitat diversity. The property has been meticulously managed with pheasant and deer hunting in mind, featuring several permanent deer blinds and strategically placed food plots that draw abundant game throughout the seasons. Enhancing its appeal to waterfowl hunters, a GFP-sponsored dam has been constructed on the property, creating an ideal environment for ducks and geese and rounding out the land as a true hunter's paradise.

At the heart of the property stands a high-quality Morton building that has been converted into a spacious shop and living quarters. The lodge is designed to accommodate large hunting groups, with six bedrooms housing a total of 20 beds. Three separate bathrooms ensure comfort and convenience for all guests, while a full kitchen and entertainment area, including a pool table, provide a welcoming space to relax and unwind after a day in the field. Whether used as a private retreat or the base of a commercial hunting operation, the lodge is fully equipped to meet the needs of any group.

Included in the sale is a comprehensive lineup of equipment, making this property turnkey for continued wildlife management or hobby farming. Assets include a 2019 John Deere 6130 tractor, a 2015 Polaris 900 side-by-side, a 2007 Polaris side-by-side, and a 1998 Bobcat 751 with attachments. Also included are a John Deere 7100 6-row planter, a John Deere 7100 8-row planter, a 3-point mower, a 15-foot internal disk, a travel wagon, a 2007 6x10 flatbed trailer, a 2010 300-gallon sprayer with Raven controls, a side-by-side sprayer, and a lawn mower. With this equipment, the property is fully outfitted to continue working the land, maintaining food plots, or supporting a small-scale farming operation.

This 960-acre tract is more than just land, it's a lifestyle investment. With its income-producing components, exceptional hunting infrastructure, and ready-to-use lodge and equipment, it offers endless possibilities for recreation, business, and rural living. Whether you're looking to expand your agricultural footprint, launch a hunting guide service, or simply enjoy the South Dakota outdoors in comfort and style, this property is ready to deliver.

FEATURES

Premier pheasant, deer, and waterfowl hunting

- 53 acres of food plots strategically placed for game attraction
- Multiple permanent deer blinds
- GFP-sponsored dam for exceptional waterfowl habitat
- Nearly 20 acres of mature trees providing natural wildlife cover
- Professionally managed for long-term wildlife sustainability

Land Use & Income Production

- 708 acres of fenced pasture – currently leased for grazing
- 136 acres enrolled in CRP (Conservation Reserve Program) – providing annual income and ecological benefits
- Diverse landscape supporting both livestock and wildlife
- Balanced blend of income-generating land and habitat development

Lodge & Improvements

- High-end Morton building converted into a lodge & shop



- Lodge accommodates up to 20 guests across 6 bedrooms
- 3 full bathrooms, full kitchen, and entertainment area (including pool table)
- Ideal for use as a private retreat or commercial hunting lodge

Turnkey Equipment Package (Included in Sale)

- 2019 John Deere 6130 tractor
- 2015 Polaris 900 side-by-side
- 2007 Polaris side-by-side
- 1998 Bobcat 751 with attachments
- John Deere 7100 6-row and 8-row planters
- 3-point mower, 15' internal disk, travel wagon
- 2007 6x10 flatbed trailer
- 2010 300-gallon sprayer with Raven controls
- Side-by-side sprayer, lawn mower

AREA INFORMATION

[SDGFP](#)

[Hyde County/Highmore SD](#)

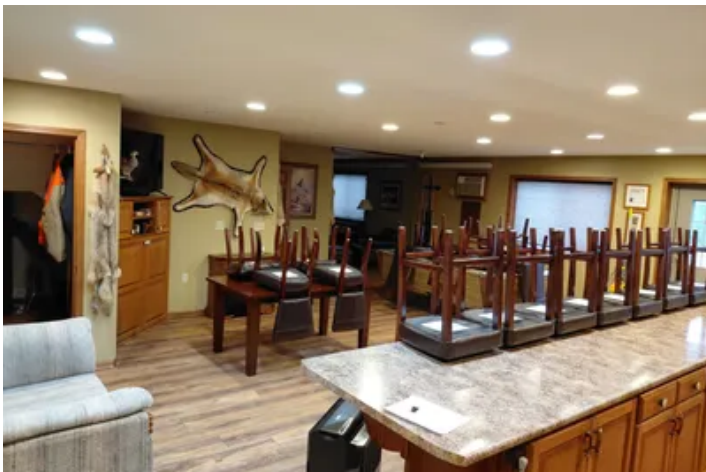
[Highmore School District](#)

[Pierre, SD](#)

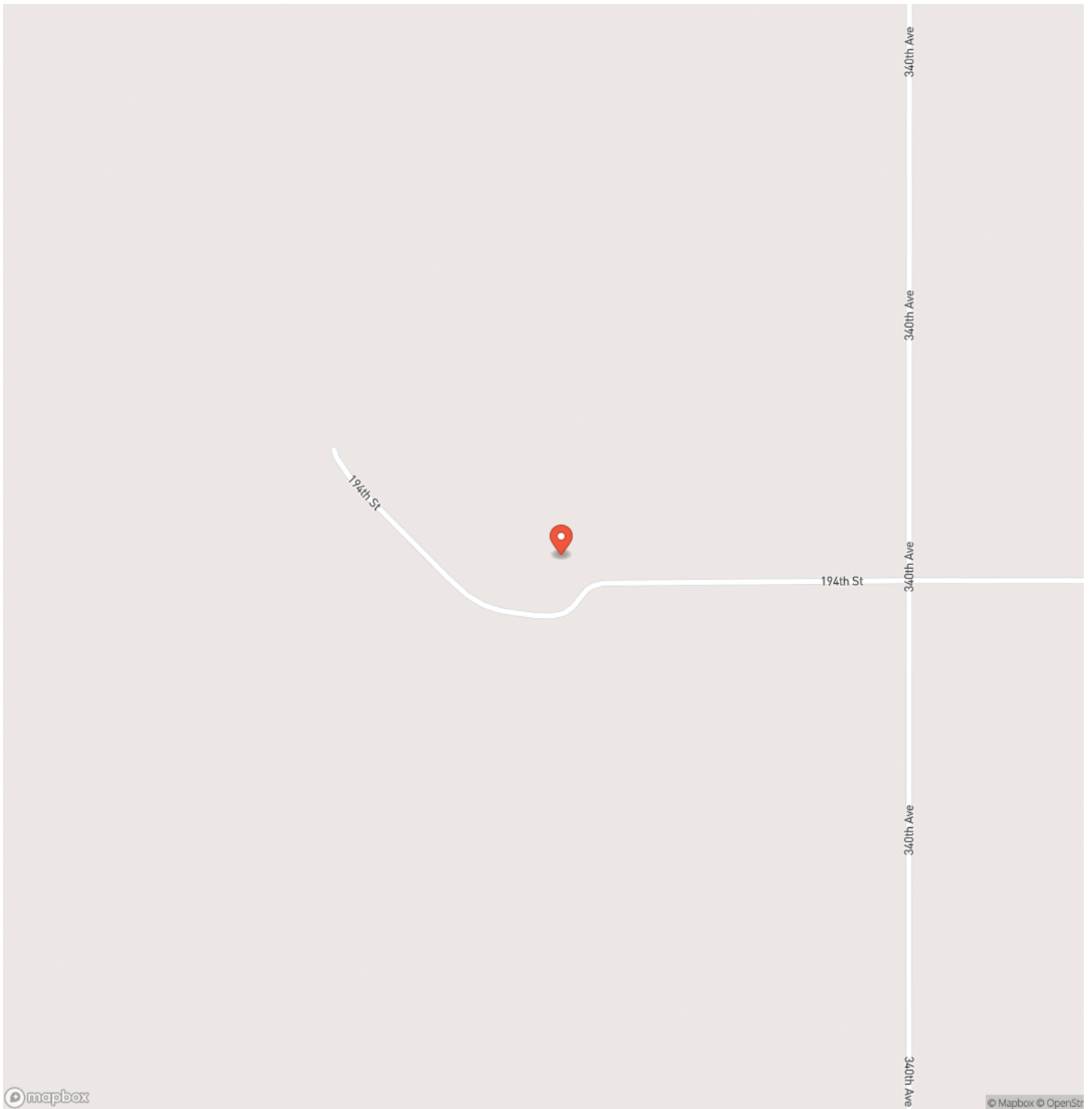
[Pierre Airport](#)



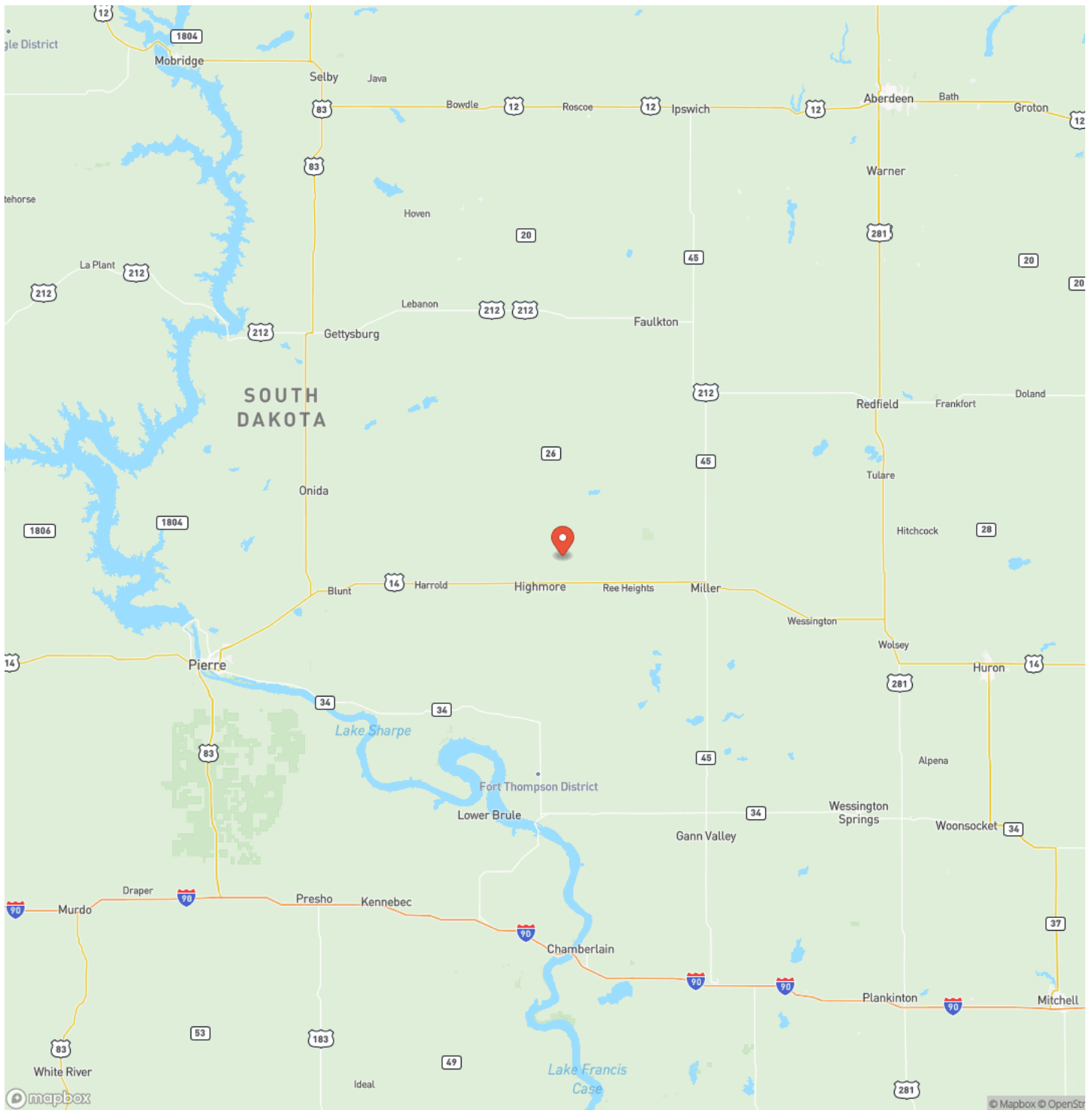
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Locator Map



Locator Map



Satellite Map



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LISTING REPRESENTATIVE

For more information contact:



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City / State / Zip

NOTES



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MORE INFO ONLINE:
<https://talltinesproperties.com/>

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