

Home For Sale in Owen County, IN 47431 56 Acres +/-
4946 Goose Creek Road
Freedom, IN 47431

\$899,999
56± Acres
Owen County



MORE INFO ONLINE:

<https://indianalandandlifestyle.com/>

**Home For Sale in Owen County, IN 47431 56 Acres +/-
Freedom, IN / Owen County**

SUMMARY

Address

4946 Goose Creek Road

City, State Zip

Freedom, IN 47431

County

Owen County

Type

Hunting Land, Recreational Land, Residential Property, Lakefront,
Timberland, Horse Property

Latitude / Longitude

39.2417 / -86.8588

Dwelling Square Feet

1926

Bedrooms / Bathrooms

3 / 2

Acreage

56

Price

\$899,999

Property Website

<https://indianalandandlifestyle.com/property/home-for-sale-in-owen-county-in-47431-56-acres-owen-indiana/25760/>



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PROPERTY DESCRIPTION

A rare find located in rolling, scenic, Owen County, IN 47431. This 56-acre property features a beautiful 3-bedroom, 2 full bath 1,926 square foot home overlooking a stocked 3-acre pond. There are stunning views throughout the home overlooking the lower acreage as well as the pond. The kitchen consists of hickory cabinets and Formica countertops, and includes a refrigerator and range. The main house has a gas furnace with a newly installed heat pump, and the washer and dryer are also included. With porches found on three sides of the home, you will be able to enjoy the peaceful outdoor setting all day long.

A 36 x 36 building is located directly behind the main home with a newly installed concrete floor. A 936 square foot finished living quarters is located to the rear of the building. The living quarters consists of 2-bedrooms and 1 full bath with laminate floors and appliances. It also features a rear deck overlooking the woods at the rear of the apartment. This would be a great rental property or additional living space for a large family. Additionally, a 980 square foot trailer is found on the premises and is currently rented out. It is in excellent condition with a new electric furnace and air conditioner. The trailer could be removed if the new owners desire, and the two additional dwellings could easily provide \$1,500 a month in rental income.

The acreage is accessed by a long driveway leading back to the main home passing a fully stocked 3-acre pond. Bass, bluegill, redear, and crappie are waiting, as well as frequent visits from various waterfowl. A dock is in place along with a water slide and firepit. There is a lower 3-acre field currently used for hay that would be a perfect location for horses for equestrian enthusiasts. The remaining acres consist of rolling hardwoods, with poplar, white oak, red oak, hard maple, and some walnut found throughout. The timber market is red hot right now and there are some trees that could be timbered if the new owners so desired for additional income. Wildlife uses the property daily with frequent sightings from the house, and the current owner has harvested several mature bucks and turkeys right out his back door. A trail system leads throughout the entirety of the wooded acres providing great access for hunting, as well as ATV trails, hiking trails, and equestrian trails.

A larger property with this many options does not come on the market often. Please give Mossy Oak Properties Land Specialist Todd Harrison [812-229-1189](tel:812-229-1189) or Caleb Emrick [812-605-3163](tel:812-605-3163) a call for more information. Sellers request all interested buyers be pre-qualified prior to showings.

- * 56 acres with 3-acre pond
- * 1,926 square foot home
- * 36x36 pole barn with 936 square foot living quarters
- * 980 square foot trailer
- * Income from rent and future timber harvests.
- * 35 minutes to Bloomington, IN
- * 55 minutes to Terre Haute, IN
- * 60 minutes to the west side of Indianapolis, IN



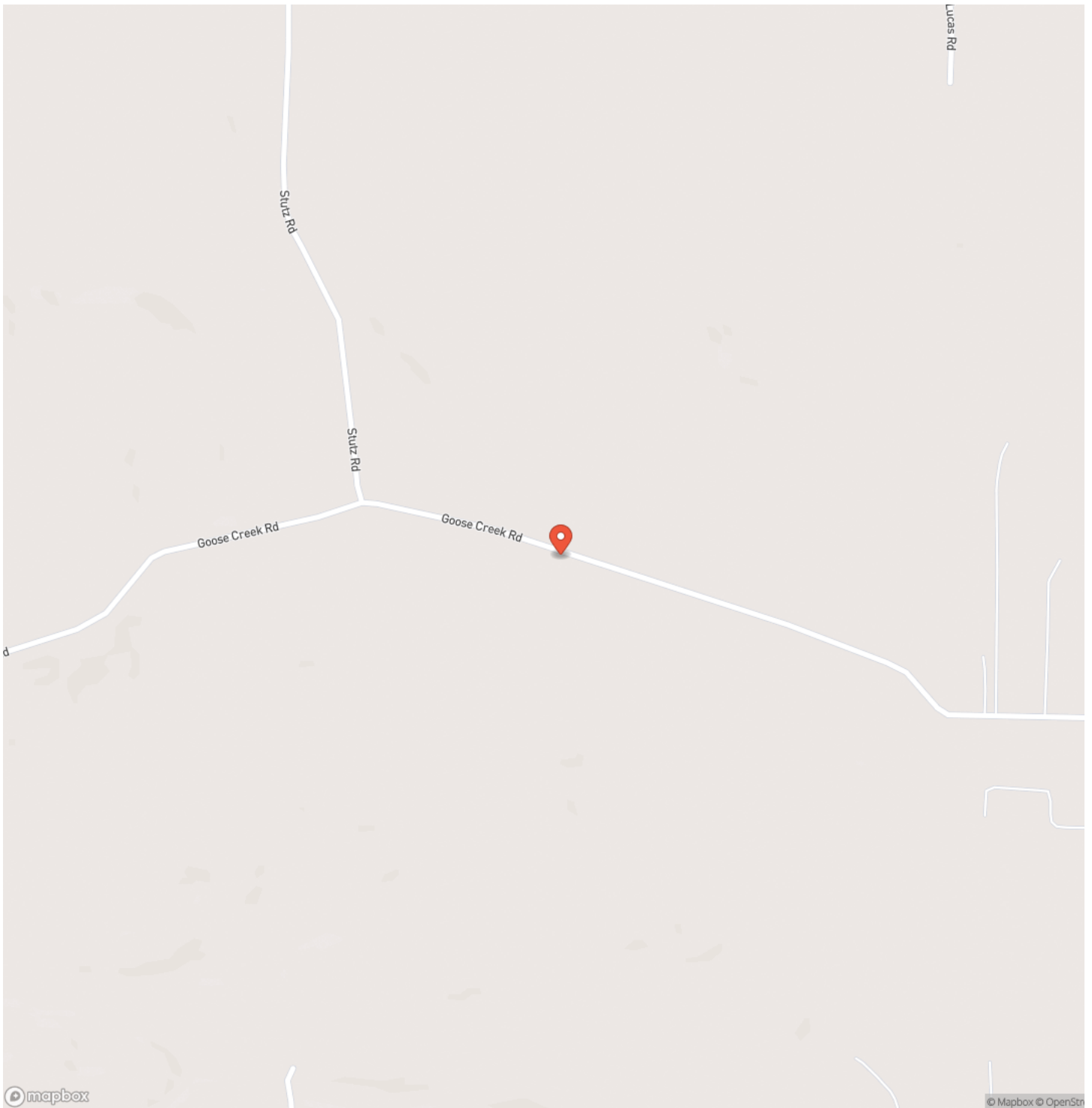
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Freedom, IN / Owen County



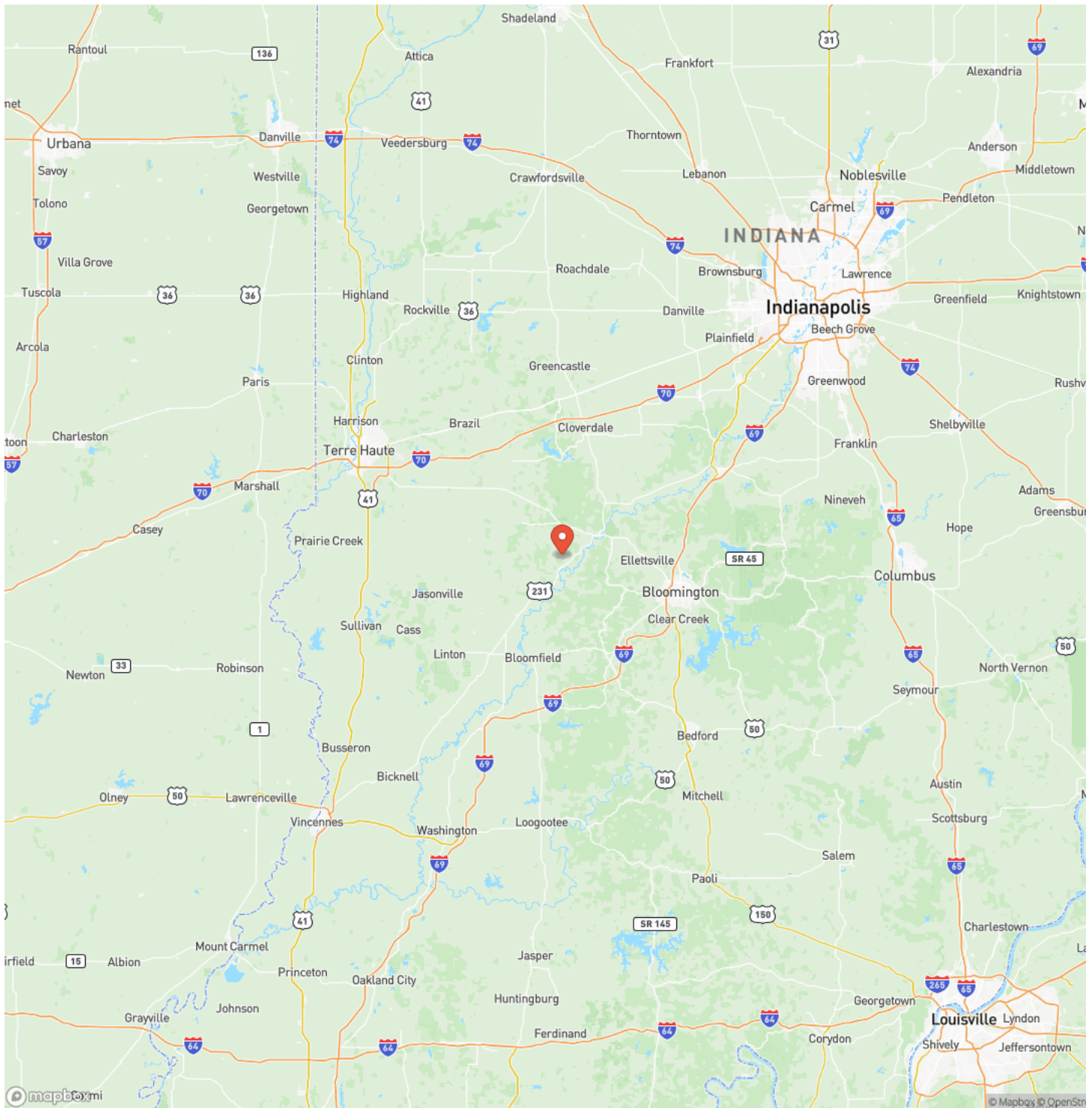
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Locator Map



Locator Map



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Satellite Map



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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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