Bellair, IL West 20 Crops/Creek/Woods
20 acres east of 19036-19716 N 25 th St
Oblong, IL 62449

$154,000
20± Acres
Jasper County







SUMMARY

Address
20 acres east of 19036-19716 N 25 th St

City, State Zip
Oblong, IL 62449

County
Jasper County

Type
Hunting Land, Recreational Land, Timberland, Farms

Latitude / Longitude
39.137575 / -87.951873

Acreage
20

Price
$154,000

Property Website
indianalandandlifestyle.com







PROPERTY DESCRIPTION

Bellair West 20 - Crops / Creek / Woods

Property Overview: This 20-acre tract in Jasper County is one of the most diversified properties available. With a mix of income-producing tillable ground, mature timber, creek frontage, and excellent hunting, it checks all the boxes.

Key Features:

- **~12 Acres Tillable:** Currently producing income. Would also make an excellent candidate for CRP enrollment for added income, habitat, and food plot potential.
- **Timber & Walnut:** Good-sized timber, including several nice black walnut trees on the west end.
- **Embarrass River Frontage:** The Embarrass River runs through the west side of the property.
- **Secluded Hunting:** Includes a few acres of timber on the west side of the Embarrass River, bordering hundreds of acres of well-managed trophy buck ground.
- **Proven Wildlife Sign:** Recent walk-through showed lots of deer and turkey sign, including a huge deer track, several active scrapes, and multiple rubs. Deer are very active on the property.
- **Water Well & Electric:** Property has a water well and electric meter and electricity runs back to the southeast side over 1/2 way back to the creek to the wells location.

Location & Access: Located back off the main road for privacy and has an easement for access.

Expand to 40 Acres: The 20 acres to the east is also for sale at the same time. Buy both to create what I'd call a long 40 acres with deep access into prime deer and turkey hunting.

These smaller tracts don't last long on the market. Be sure to contact me soon!

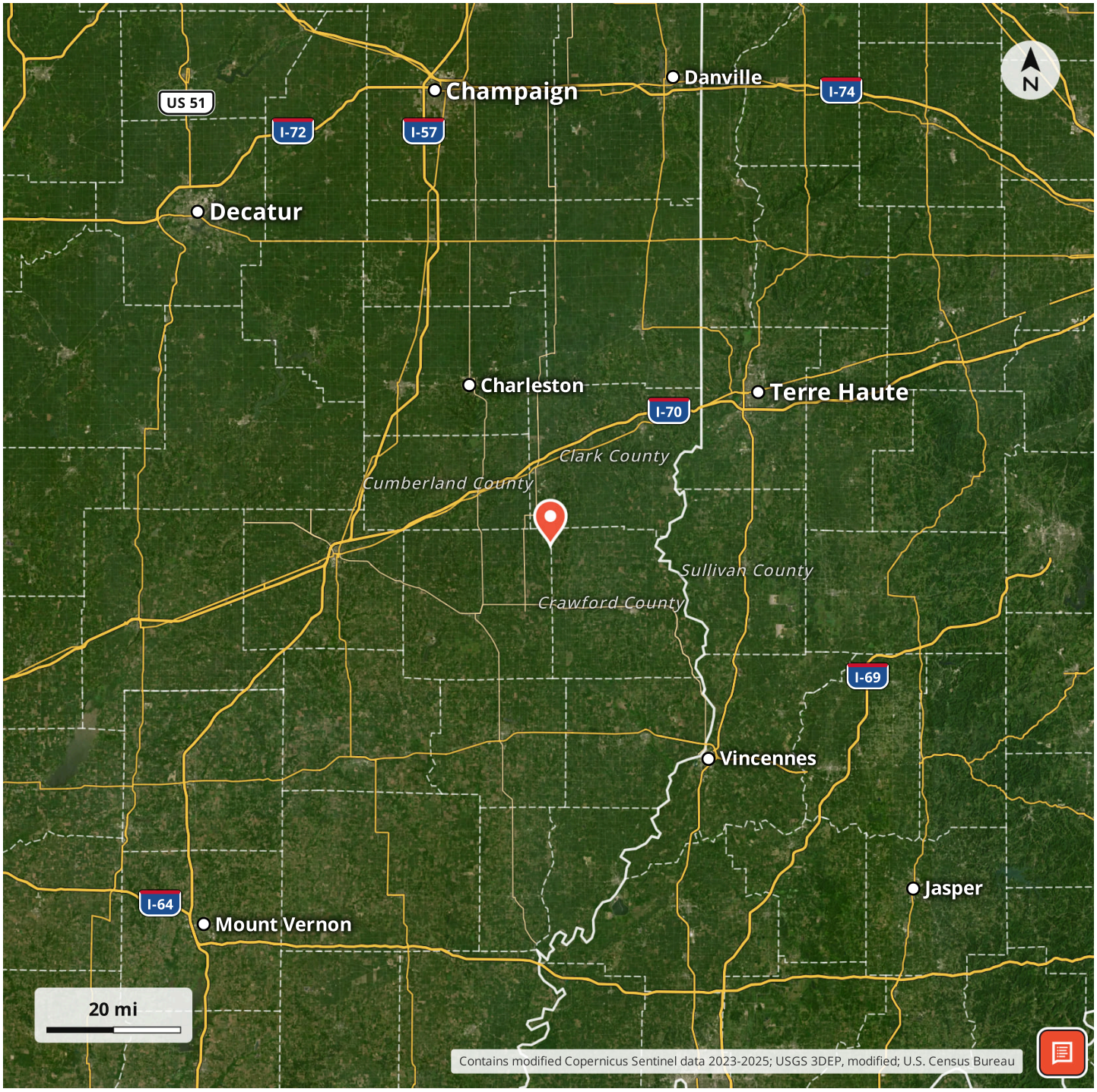
Contact: Land Specialist Kevin Boyer - 1-217-232-0722 Email: kboyer@mossyoakproperties.com








Regional Map



Locator Map


N
E 2000th Ave
Co Hwy 2
N 13th St
N 25th St
1000 ft
USGS 3DEP, modified; U.S. Census Bureau

Aerial Map



LISTING REPRESENTATIVE

For more information contact:



Representative
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Address
5408 N 370th Street

City / State / Zip
Casey, IL 62420

NOTES

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DISCLAIMERS

Property has a easement across the west 20 acres listed as the Bellair 20 east woods/ pasture . it aslo has a water well that has water lines run east to the Bellair east that was used to water the livestock in the pasture .

Mossy Oak Properties Indiana Land and Lifestyle
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