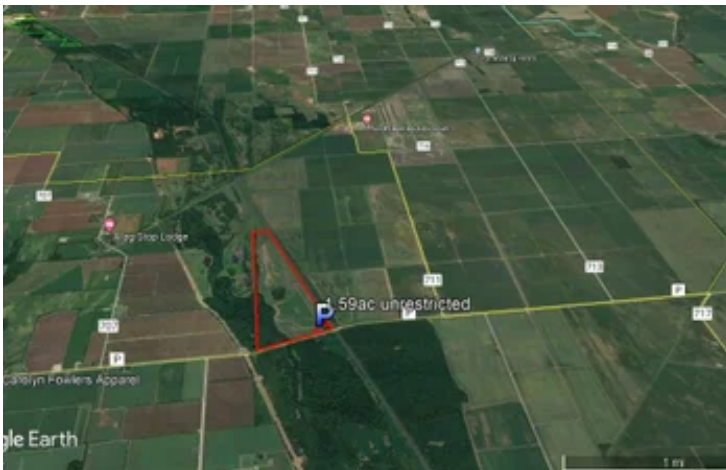


183 ac+/- Waterfowl Hunting Land
Highway P
New Madrid, MO 63869

\$675,000
182.340± Acres
New Madrid County



MORE INFO ONLINE:

MossyOakProperties.com

183 ac+/- Waterfowl Hunting Land
New Madrid, MO / New Madrid County

SUMMARY

Address

Highway P

City, State Zip

New Madrid, MO 63869

County

New Madrid County

Type

Hunting Land, Recreational Land

Latitude / Longitude

36.673797 / -89.477961

Acreage

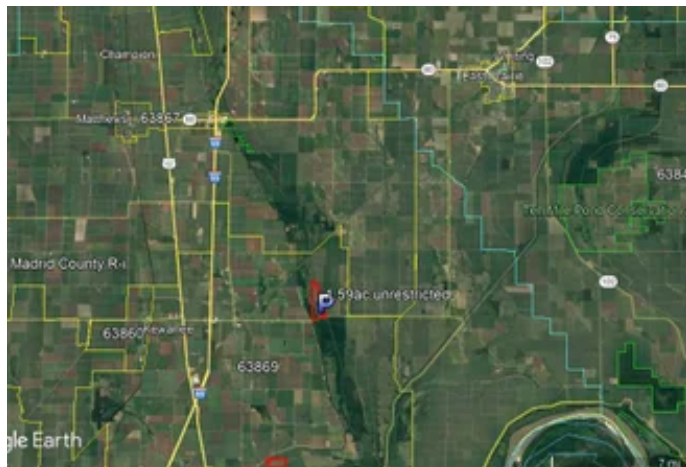
182.340

Price

\$675,000

Property Website

<https://www.mossyoakproperties.com/property/183-ac-waterfowl-hunting-land-new-madrid-missouri/38515/>



183 ac+/- Waterfowl Hunting Land
New Madrid, MO / New Madrid County

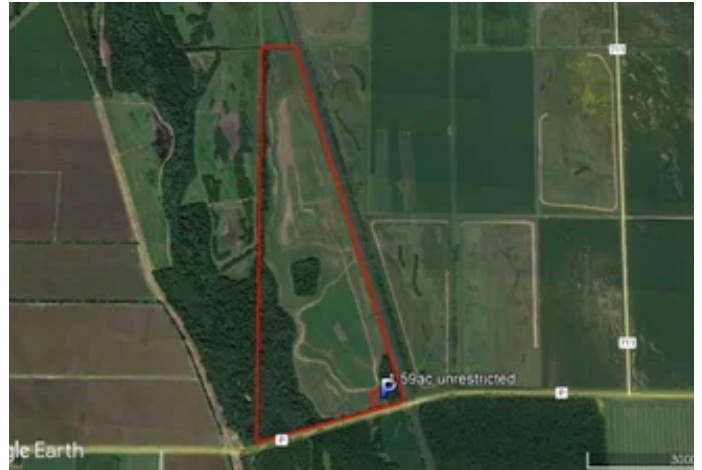
PROPERTY DESCRIPTION

183 +/- acres of Waterfowl hunting land for sale in New Madrid County, MO. Located in the rich Mississippi River bottoms amongst several fabled waterfowl hunting clubs and between Ten Mile Pond Refuge and Reelfoot NWR. Offering a mixture of open land and timber, this property has been enrolled in the WRE program and designed to provide habitat for migratory birds as well as whitetail deer and turkey. This turn-key opportunity features a steel hunting pit, multiple hunting pools with water control structures and a 16" turbine irrigation well to accurately manage water levels. Accessed directly from a blacktop highway, 1.5 acres has been left out of the easement area to allow for improvements such as a clubhouse or parking facilities. This proven hunting land has been designed for ease of access while still preventing disturbance thanks largely to its natural geography. Welcome to waterfowl country! Here is an opportunity to own excellent hunting land in the Midwest's premium duck area.

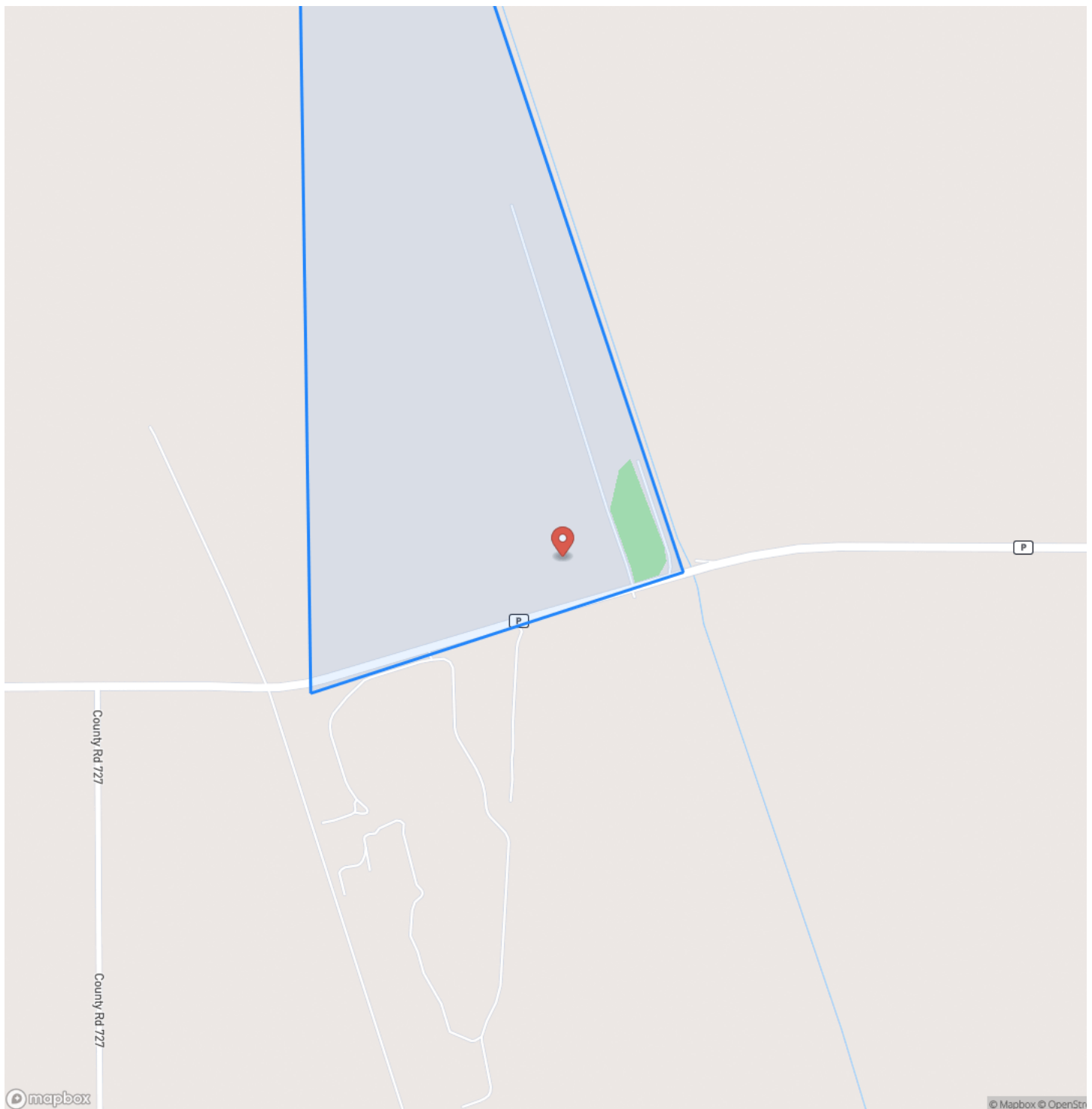
MORE INFO ONLINE:

MossyOakProperties.com

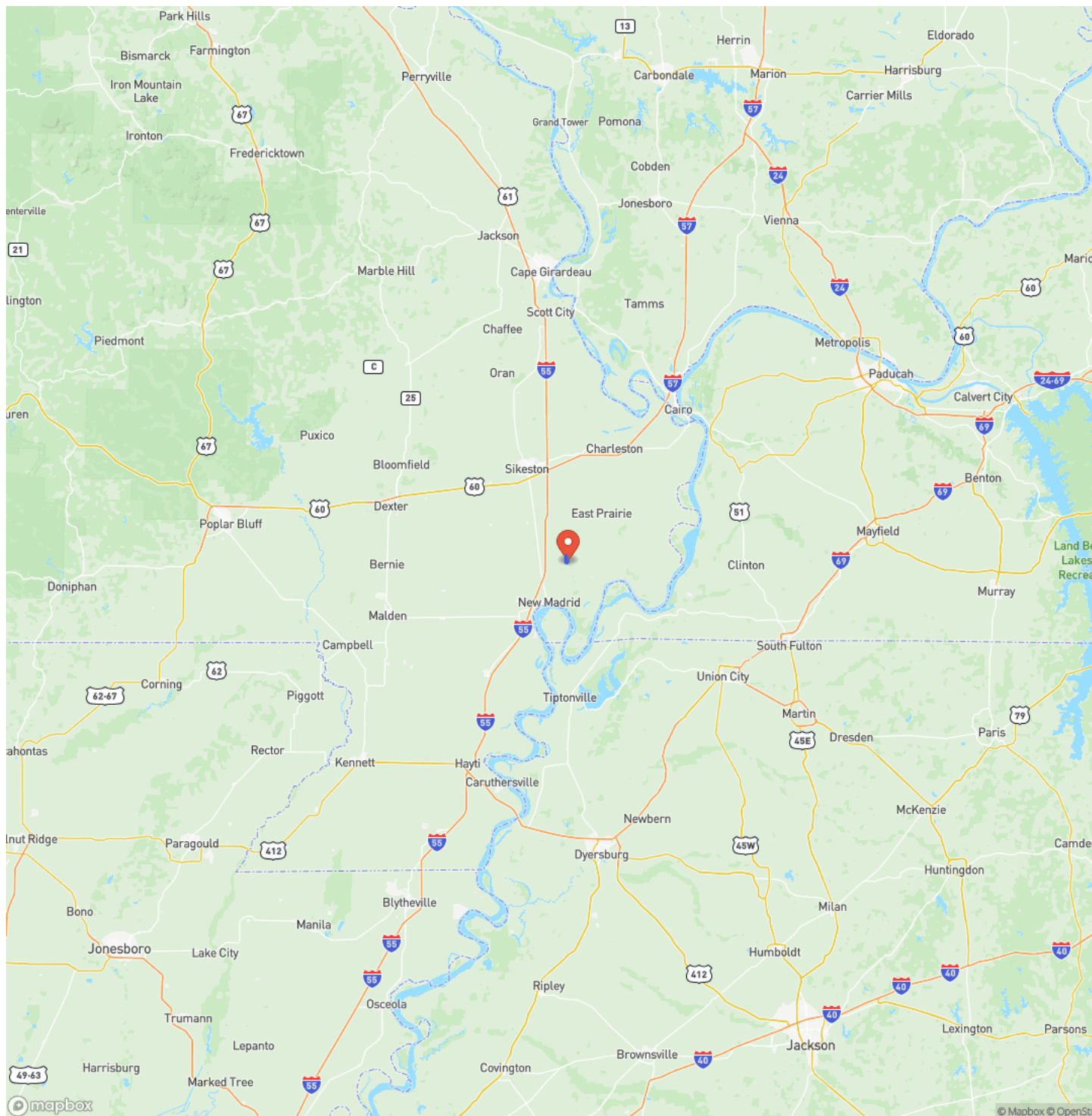
183 ac+/- Waterfowl Hunting Land
New Madrid, MO / New Madrid County



Locator Map



Locator Map



Satellite Map



183 ac+/- Waterfowl Hunting Land
New Madrid, MO / New Madrid County

LISTING REPRESENTATIVE

For more information contact:



Representative

Lucas Edington

Mobile

(573) 718-2800

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Address

947 N. Westwood Blvd.

City / State / Zip

Poplar Bluff, MO 63901

NOTES



MORE INFO ONLINE:

MossyOakProperties.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 relation 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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