

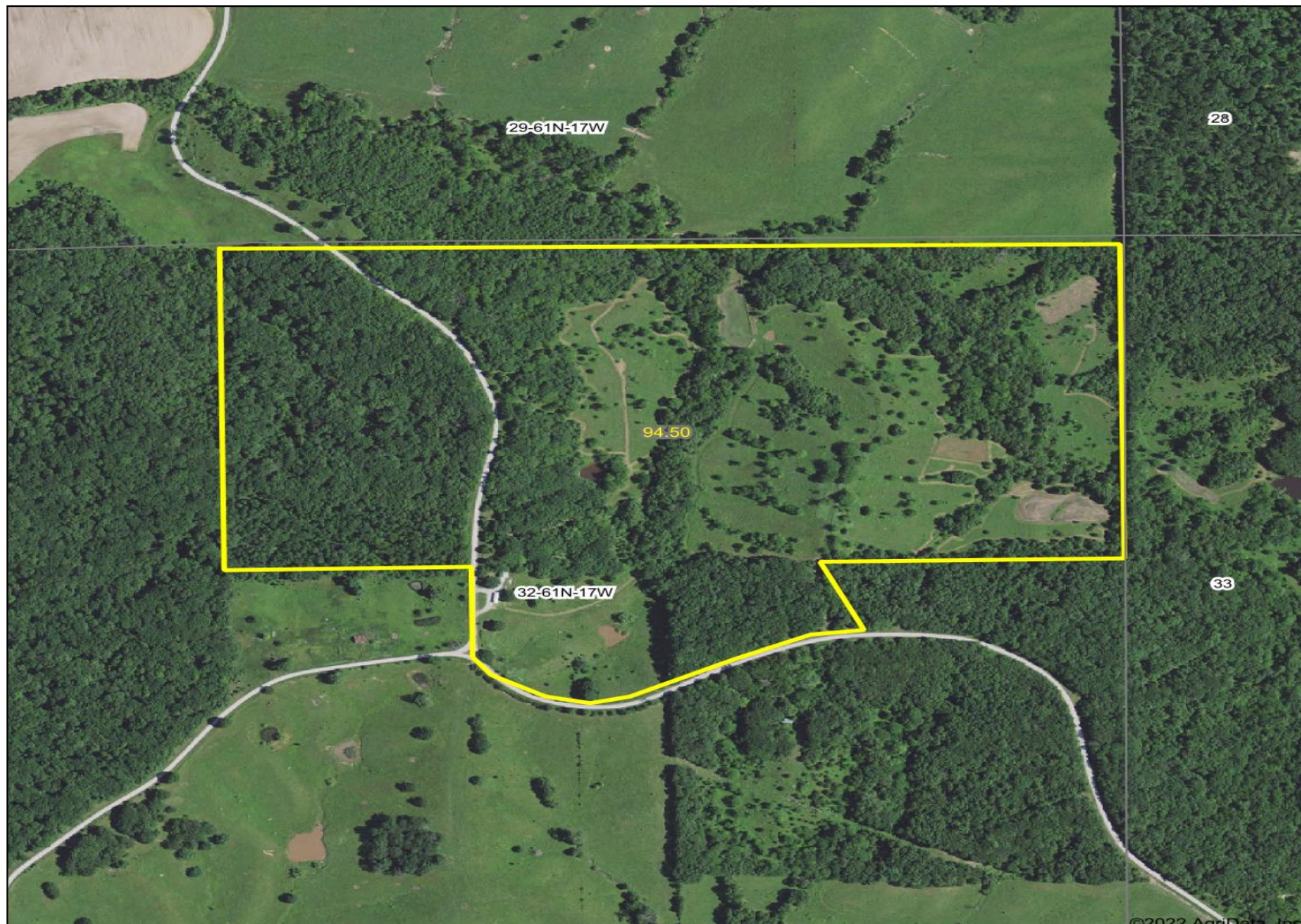
BOLEY

REAL ESTATE

Albia- 641-932-1234
boleyrealestate.com

94 acres and Cabin in Adair County, MO Hunting Land For Sale

Address: 30298 Montgomery Woods Trl, New Boston, MO



Nick Boley

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MOPLS ID: 26100

Price: \$419,900

Acres: 94

County: Adair

Hunting Property

This 94 acres m/l is located approximately 15 miles Southwest of Kirksville, MO. This part of Northeast Missouri is well known for its incredible whitetail deer hunting, and this beautiful farm offers some of the best hunting around. This farm offers rolling hills covered in tall warm season grasses, mature hardwoods, and rugged ravines. There are multiple water sources including 2 ponds and 2 seasonal creeks. The property is situated between two larger tracts of big timber to the Southwest and Northeast with this farm as acting as a major travel corridor. There is also an very nice, smaller cabin and pole barn to give you a place to stay and store your atvs, stands, etc when you are at the property. The western boundary is adjacent to the nearly 350-acre Montgomery Woods Conservation area, expanding the hunting and outdoor possibilities.

- 94 acres more or less
- Located 20 miles southwest of Kirksville, Missouri
- Turn-key hunting farm
- Multiple trails throughout the farm by foot or ATV/UTV affording great access
- 2 Tower blinds in place
- Several different building sites with amazing views
- Electricity and water located on the property
- Great hunting for deer and turkey

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