



TBD 00 County Road 274, Unit #115, Osage County, Missouri, 115.00 Acres

\$678,500

115 surveyed acres located in Chamois, Missouri in Osage County, just outside the rich crop fields of the Missouri River bottom. This diverse tract offers an outstanding mix of recreation, hunting, and potential homesite opportunities. An approximately 8-acre row crop field sits in the northeast corner, providing both annual income potential through cash rent or farming opportunities while also serving as a major destination food source for the area's deer population.

The southwest portion features an excellent ridge-top build site with scenic views and privacy. Directly behind the build site, an old logging road leads through a large block of mature hardwood timber, providing easy access throughout the property and a great spot to call in an old long beard. The creek, adjacent pastures, and several secluded pockets make ideal locations for additional food plots and wildlife habitat improvements.

This area is well known for producing giant whitetail bucks, and the turkey hunting is equally impressive. During the property video shoot alone, 7 toms and 4 hens were spotted on the tract. Whether you are looking for a premier hunting property, recreational getaway, investment property, or future build location, this Osage County farm offers tremendous potential in a highly sought-after area. Adjoining 112.5 acres also for sale and could be added to create a 227.5 Acres tract.

Main Info

- Street Address : TBD 00 County Road 274, Unit #115
- Lot Size Acres : 115.00 Acres
- Postal / Zip Code : 65024
- Dwelling : No
- State / Province : Missouri
- County : Osage
- Closest City : Chamois

Broker Info



Dale Struempf

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Dale's strong Christian background molded him into the friendly, professional and family man that he is today. He is the 6th of 6 children which taught him the importance of sharing, negotiating, obeying, but most importantly, helping others. He's married to his high school sweetheart Kailin and they have 3 fun loving, ornery boys. Dale's outdoor addiction began by hunting trophy whitetails, chasing gobbling long beards and catching largemouth bass on the family cattle farm. Rural central Missouri has been the foundation for Dale's love of the outdoors and his appreciation for land. After graduating from Lincoln University, Dale quickly learned that his passion is not at a 9-5 desk job. Instead, in 2012, Dale made the leap into real estate as a land specialist and he hasn't looked back. 3 year later, Dale received his broker license and is the managing broker for both the Central Missouri and Kansas offices. After 11 wonderful years he has worked his way to countless awards and hundreds of satisfied clients. Whether it's for hunting, recreation, timber harvest, livestock farming or crops, Dale has extensive knowledge. Dale's love for hunting, fishing and cultivating land has diversified his background and ingrained a valuable knowledge to maximize land potential. Strong friendly negotiation skills combined with firm but respectful agent relations takes the hassle and stress from your purchase. If you are looking to sell, Dale prides himself on his ability to identify and highlight characteristic that will get you maximum dollar from your investment. If you want to purchase your next great adventure or hunting oasis, Dale will be patient until the perfect property is located. If you want a pushy sales man then you're looking in the wrong place. If you want to be truly satisfied with your destination property or your sales experience then Dale is the man for you. You can rest easy knowing that you're in good hands. Client satisfaction is Dale's top priority.

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