



Tract 4- TBD Lower Marine Rd, Madison County, Illinois, 22.48 Acres

\$674,400

Incredible opportunity to build your dream home—or homes—on this beautiful 22.48-acre property along Lower Marine Road, just minutes outside of Troy, IL. This versatile tract offers a blend of income-producing farmland, mature timber, and gently rolling terrain, providing the perfect balance of natural beauty and practical use. Enjoy the peace and privacy of country living without sacrificing convenience, with easy access to modern amenities and nearby interstates. Whether you're looking for a private estate, a family compound, or an investment opportunity, this land has endless potential.

- Street Address : Lower Marine Rd
- Lot Size Acres : 22.48 Acres
- Postal / Zip Code : 62294
- Dwelling : No
- State / Province : Illinois
- County : Madison
- Closest City : Troy

#### Broker Info

Travis Tarrant

**Travis Tarrant**

**Sports Afield Real Estate**

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Travis Tarrant has established a successful career in the real estate industry since 2007, demonstrating his expertise and dedication to his craft. In 2010, he co-founded his own brokerage alongside his partner Mark Harman, marking a significant milestone in his professional journey. Presently, Travis serves as the Managing Broker at Sports Afield Real Estate, overseeing operations across a vast region encompassing 11 states including Illinois, Missouri, Kansas, Iowa, Kentucky, Indiana, Tennessee, Ohio, Michigan, Minnesota, and Wisconsin. In addition to managing transactions for his team members, Travis himself is a multi-million dollar producer, consistently delivering outstanding results. His commitment to integrity, skill, and respect sets him apart, as he strives to deliver exceptional service in every endeavor. Outside of work, Travis indulges in his passion for pursuing big game, with a particular fondness for whitetail deer. As the practicing managing broker at the main office branch in Madison County, IL, he holds real estate licenses in both Illinois and Missouri.

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