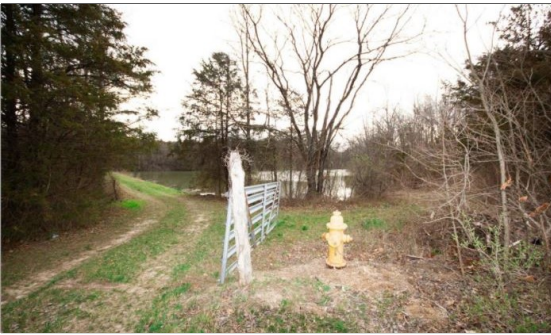


FOR SALE

BEAUTIFUL ACREAGE ~ STATE HWY FRONTAGE



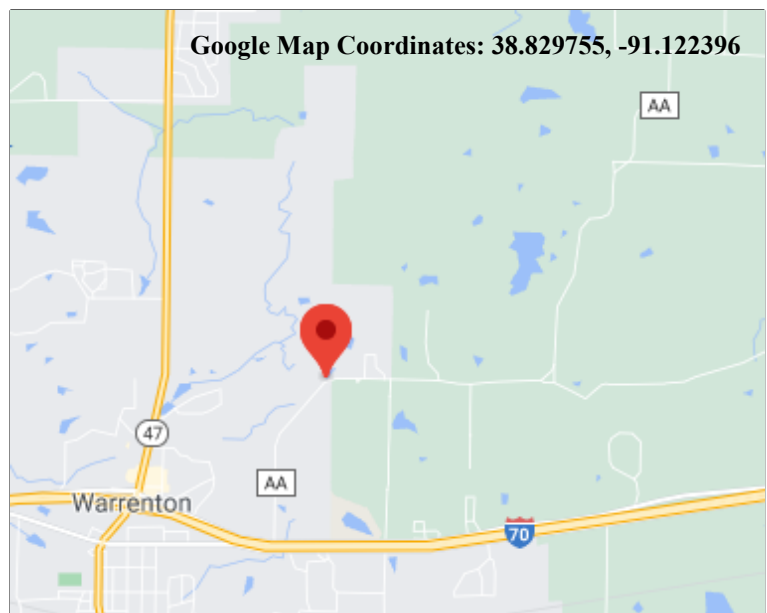
85 +/- ACRES
PRICE: \$8,500 PER ACRE

PROPERTY FEATURES:

- Beautiful open & wooded acreage
 - Blacktop frontage on State Hwy AA
 - Nice fishing lake, 2 ponds & creek
 - Ideal for private estate, hunting or recreation
 - City water & sewer available
 - Great investment or future development
 - Warrenton R-III School District
- * Taxes \$167 in 2019

STATE HWY AA, WRIGHT CITY, MO 63390

Directions: Take I-70 to Warrenton exit #193, right onto Hwy 47 and make an immediate right onto the North Service Road. Proceed to State Hwy AA on the left and continue to the property on the left. **Watch for the Westbound Real Estate sign.**



For more information contact: **Phil Reid at 314-486-8642**