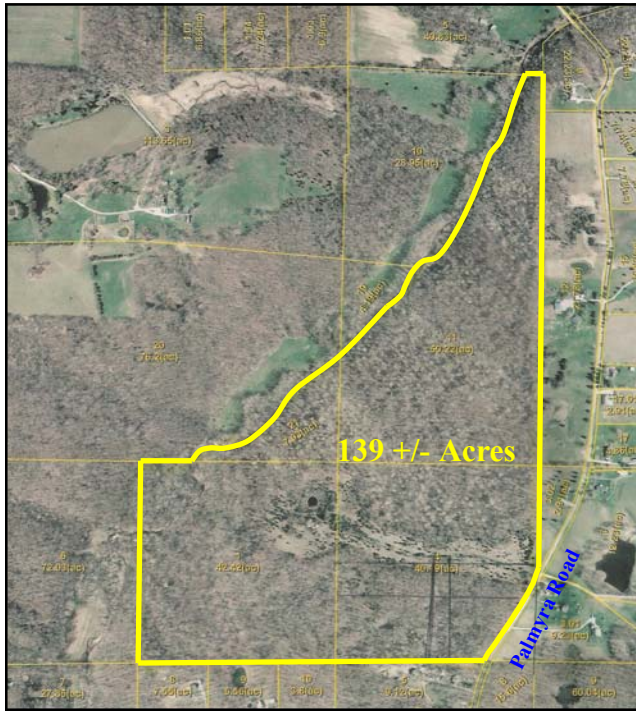


FOR SALE

139 +/- Acres Palmyra Rd



EXCELLENT DEVELOPMENT POTENTIAL!

- Gently rolling acreage
- Potential to divide into home sites -- great investment!
- Easy drive from St. Louis
- Blacktop frontage
- Warrenton School District

**PALMYRA ROAD
WARRENTON, MO 63383**

**LOT SIZE: 139 +/- ACRES
PRICE: \$5,800 / ACRE**



139 +/- acres, great mix of open and wooded acreage. Gently rolling acreage on blacktop! Plenty of options with this property. Great investment -- potential to divide into several home sites. Or ideal piece for 1031 exchange. An older home of no value is on property to be sold as is. Would make a great weekend retreat for hunting and recreation!

Directions: 70 west to Warrenton exit, #193. Turn right off exit, then immediate left on North Service Rd. Go 1 mile to Hwy W. Turn right on Hwy W and go 1 mile to Palmyra Rd on right. Turn right on Palmyra Rd and go 2 miles to property on left. Watch for sign.

For more information please contact:
Philip Reid or Michelle Smith 800-656-7595