



# 17± Acre Wooded Tract with Pond for Sale - Lincoln County

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PROPERTIES AND AUCTION  
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**PRICE REDUCED!**



**PROPERTY ADDRESS:**

00 Tickridge Road  
Elsberry, MO 63343

**PRICE:** \$153,000

**ACRES:** 17

**COUNTY:** Lincoln

**PROPERTY HIGHLIGHTS:**

- 17± acres
- Wooded tract with home site
- Electric at county road
- Newly constructed pond
- Hunting and Recreation opportunity
- Elsberry Schools
- County Rd Frontage

**PROPERTY DESCRIPTION:**

17± acre mostly wooded tract located in Northern Lincoln County near Elsberry. This property features a newly built pond, home site and electric at county road. Situated in a great area with large neighboring tracts, this 17± acres offers enough space to build a home and hunt / recreate on the property. The pond construction was just completed and is currently filling up!! Don't wait long on this one, hard to find small tracts with the opportunity to build, hunt and fish! No mobile or manufactured homes.

*Listed in cooperation with Bret Martin/Meyer & Company Real Estate*



**PRESENTED BY:**

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Broker does not guarantee the accuracy of sq. ft., lot size, or other information, buyer is advised to independently verify the accuracy of information through personal inspection and with appropriate professionals