



163± Acre Hunting Property Near Ha Ha Tonka State Park for Sale - Camden County

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PROPERTIES AND AUCTION
LAND | RECREATIONAL | RESIDENTIAL

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PROPERTY ADDRESS:

567 Redcap Hollow Road
Camdenton, MO 65020

PRICE: \$443,700

ACRES: 163±

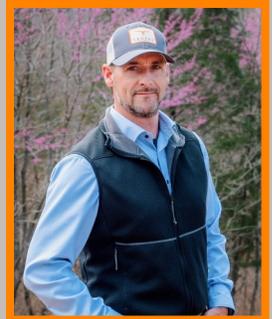
COUNTY: Camden

PROPERTY HIGHLIGHTS:

- 163 m/l acres
- 25 minutes to Camdenton
- Lake Niangua
- 7 miles to Tunnel Dam access
- Small block building
- Electric access
- 4 m/l acre field
- Established trails
- Wildlife ponds
- Ha Ha Tonka state park

PROPERTY DESCRIPTION:

Located just south of Ha Ha Tonka State Park and just over the ridge from Lake Niangua, this phenomenal hunting and recreational farm offers a prime opportunity for outdoor enthusiasts. Almost all of one’s desired amenities are just a short 25 minute drive away to Camdenton, Missouri. This 163 m/l acre property is equipped with a diverse landscape of timber, trails, a lively creek, along with a few open meadows. Tracts like this are renowned for producing mature Missouri whitetails, the farm features a centrally located 4 m/l acre field that is ideal to plant a food source, enhancing the possibility to grow and hold deer populations. Large sycamores are scattered along the creek banks providing a safe and ideal roosting location for the ever elusive turkeys. I am most certain the high ridge tops will echo their mating calls throughout the early spring months. The property’s established trail system was once the road map from selective logging, and ensures easy access to the most optimal hunting locations.



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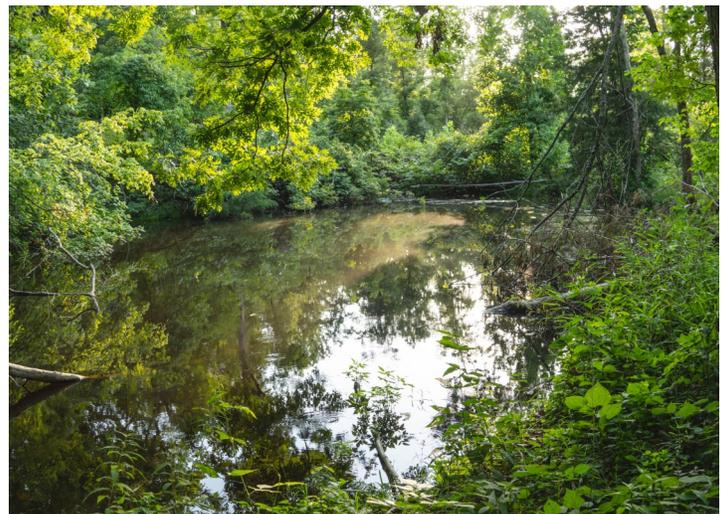


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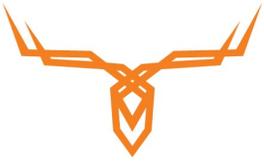
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Adding to its allure, the acreage is armed with ample water sources, a creek running right through the heart of it all, along with several small wildlife ponds, evident by the tracks around its perimeter, it is adequately utilized by wildlife. The upper pond, though modest in size, was oddly once and possibly may still be inhabited by a vibrant population of goldfish. Another intriguing feature is the old block building tucked away near the power line, which appears to have once served as a cabin. Though it lacks running water and currently has no electricity, a lot of the leg work has been put in place to get it added rather easily. Its presence adds a touch of rustic charm and historical interest to this remarkable property. This farm is a perfect blend of wildlife habitat, with the potential for recreational activities, making it a true gem for outdoor enthusiasts and hunters alike.



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



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