



T R O P H Y
PROPERTIES AND AUCTION
LAND | RECREATIONAL | RESIDENTIAL

28.5± Acre Recreational or Residential Property with Mississippi River Views for Sale

www.TrophyPA.com • (855) 573-5263 • leads@trophyapa.com

PRICE IMPROVED



PROPERTY ADDRESS:

14912 State Hwy 96
Nebo, IL 62355

PRICE: \$349,000

ACRES: 28.5±

COUNTY: Calhoun

PROPERTY HIGHLIGHTS:

- Home with full basement
- Updated flooring, kitchen, and bathroom remodel
- 2 Outbuildings with an additional lean-to
- Deer haven
- Acreage

PROPERTY DESCRIPTION:

Situated on 28.5 Acres of prime land, this 3 bedroom ranch home has it all! Whether you are looking for a hunting retreat or a forever home with acreage, these properties don't come up often! The updated kitchen features custom cabinetry, while the renovated bathroom and new flooring add modern touches throughout. A full walkout basement provides additional space and potential to add more finished area. For those who love the outdoors, the property boasts a thriving deer and turkey population, making it a hunter's paradise. With a mix of marketable timber and open ground, the land is both scenic and functional. Two outbuildings provide ample workshop space, and a newly built open sided shed is perfect for storing a boat or equipment. Enjoy the views of the Mississippi River bottoms and easy access to the river, just 6 miles from Rip Rap Landing. Whether you're looking for a peaceful retreat, a hunting haven, or a place to enjoy river life, this property has it all.



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

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