

Steve	N. Mill Rd-New Florence				Montgomery	\$3200/Ac
Agent	Location (Nearest Town)	Sec	Twp	Range	County	Price

## Judy Warden Real Estate, Inc.

234 East Second St., Hermann, MO 65041

Phone: **573-486-3127** Fax: 573-486-3521 Email: [judywardenre@ktis.net](mailto:judywardenre@ktis.net) Web: [www.judywarden.com](http://www.judywarden.com)

**Specializing in Rural Properties**



Lots	114.8 Ac. m/l	School District	Montgomery	<b>BEAUTIFUL HORSE/CATTLE FARM CLOSE TO I-70</b>
Cultivation	NA	County	Montgomery	
Pasture	Approx. 80 Ac.	Taxes	\$175.59	
Wooded	Approx. 35 Ac.	Possession	Closing	
Terrain	Level/gently roll	Electric	Yes	
Fences	Some	Gas	NA	
Ponds	NA	Restrictions	NA	
Creek	NA	Easements	Utility	
Lake	NA	Mineral Rights	In Tact	
River	NA	Financing	NA	
Springs	NA	Signs	Yes	
Cistern	NA			
Well	Yes	<b>ALMOST 80 ACRES OF PASTURE W/HAYBARN, EQUIPMENT SHED &amp; UTILITY SHED</b>		
Road Frontage	Hwy 19-N.Mill			
<b>REMAINING 35 ACRES BEING HARDWOODS</b>				
Information herein is not warranted and subject to change without notice. We assume no liability for errors.				



**BEAUTIFUL PROPERTY**