



129± Acre Illinois Deer & Turkey Hunting Property for Sale - Shelby County

T R O P H Y
PROPERTIES AND AUCTION
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PROPERTY ADDRESS:

00 County Rd 3300 North
Ramsey, IL 62080

PRICE: \$490,200

ACRES: 129

COUNTY: Shelby

PROPERTY HIGHLIGHTS:

- High Numbers of Deer and Turkey
- Plenty of Thick Cover
- Several Potential Home or Cabin Sites
- Access from 3 Sides
- Nice Creek on West Side of Farm

PROPERTY DESCRIPTION:

This property is located on the Shelby/Fayette County line. It is made up of approximately 122 acres of timber with about 7 acres of tillable in the SE corner. There is an additional 2-3± acres in the SW corner of the property that can be accessed from the county road. It is not currently in production and could be used for food plots as well.

The interior portions of the property are made up of nice ridges and there is a rock bottom creek on the west side. There is a small pond in the center of the property and a couple of small clearings that could easily be turned into additional food plots inside the timber. Having access from 3 sides it is set up to hunt and has very high numbers of deer and turkey. There are several potential home sites or beautiful locations for your hunting cabin!

Seller is splitting the timbered portion off of a larger tract & are willing to divide up the acreage into separate tracts of at least 40 acres. See maps in photos for details. Seller to retain crop income from 2021 harvest. Taxes are TBD based on surveyed acreage.



PRESENTED BY:

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