



LAND & AUCTION COMPANY

buyafarm.com

1403 Hillcrest Drive -- Sparta, IL 62286
800-443-1998

FOR SALE 25+/- Acres Jackson County IL
Just Minutes from Shawnee National Forest & Kinkaid Lake



LIST PRICE 25 ACRES: \$340,000

CENTER 15 ACRES PROPERTY DETAILS

The main home, located on the Center 15 Acres, is a 4300-sq ft frame home (including a partially finished basement) which was built in 1995. A large full-length deck off the back of the property overlooks part of a 3+- acre pond. There is also an upper deck off the master bedroom and a front and side porch. Features include hardwood floors, staircase and a very large family room. There is a large pole barn to store the "toys". The pond has a dock and a large beached houseboat as a playhouse for the kids. The mobile home has a rental income of \$300 per month.

LIST PRICE FOR CENTER 15 ACRES: \$198,000

Call Agent Wayne Keller

800-357-4020 or 618-407-1679

VISIT buyafarm.com FOR MORE LISTINGS & AUCTIONS!

NORTH 5 ACRES PROPERTY DETAILS

The double wide home has a rental income of \$400 per month and overlooks part of a 3+- acre lake. There is also a large garden area and fruit trees on the property with a wooded area to hunt.

LIST PRICE FOR NORTH 5 ACRES: \$130,000

SOUTH 5 ACRES PROPERTY DETAILS

This mostly wooded tract provides plenty of hunting opportunities along with a pond.

LIST PRICE FOR SOUTH 5 ACRES: \$32,000

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