

FOR SALE: Cumberland County IL 81+- Acres - South of Greenup IL

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PROPERTY DETAILS

Every imaginable habitat improvement has been made, created or started on this farm. It is truly turnkey and a lot of expense has went to improve the property for the future. Funnels and bedding areas have been created. High grade food plots have been established and maintained seasonally. A deer watering pond has been created adjacent to a bedding area and near food source. Hundreds of trees are planted including shrubs, fruit trees and evergreens.

Property has road access from two different directions and is located in a larger than normal section without cross roads. A major stream runs through the tract also. This is a great neighborhood with a large landowner to North who does a lot of habitat work and passes on smaller bucks. There is a huge block of timber to the East and actually the entire area for several miles is fabulous habitat. Plus, there are several acres of CRP to provide cover with a good payment for next 13 years (paying \$4273.50 per year through 2022 = \$47,000 over the contract period!).

PROPERTY HIGHLIGHTS

Price: \$239,000

Acres: 81

County: Cumberland

State: IL

Closest City: Greenup

Property Type: Land

Listing: 906L

CONTACT AGENT

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