

FOR SALE: 174+- Acres Perry County IL

Well-Maintained Cattle Farm with Buildings and 2 Homes



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PROPERTY DETAILS (2418L)

Address: 5837 & 5839 Misty Road, Pinckneyville IL
List Price: \$742,438

Just 6+- miles NW of Pinckneyville, this well-maintained 174-acre cattle farm has 2 homes, machine storage, loafing sheds, working pens, squeeze chute and sorting pens. Pastures are fenced, fertilized and lush! It has 117+- acres fenced and cross fenced pastures for rotational grazing with water in every pasture. Another 32 acres can be used for cropland or pasture. Two ponds are fenced off for erosion control and to maintain water quality. Lots of concrete. This property is truly set up for an efficient cattle operation and is well maintained. The older barn is set up to work cattle with sorting pens and a 3-year old Powder River Sweep Alley System and squeeze chute. Holding pens are made of highway guardrail with concrete floors. It all makes it a breeze to work cattle. Fencing is 4-strand high tension electric and is in good repair. Water is Washington County Water or can be drawn from the 2 ponds. There are several other smaller buildings and 4 grain bins with fans. And, 33 wooded acres for the hunters.

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