

Hemphill Road  
Hemphill Road  
Wright City, MO 63390

**\$160,000**  
13.400± Acres  
Warren County





**Hemphill Road**  
**Wright City, MO / Warren County**

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**SUMMARY**

**Address**

Hemphill Road

**City, State Zip**

Wright City, MO 63390

**County**

Warren County

**Type**

Hunting Land, Recreational Land

**Latitude / Longitude**

38.841313 / -91.007348

**Taxes (Annually)**

95

**Acreage**

13.400

**Price**

\$160,000

**Property Website**

<https://livingthedreamland.com/property/hemphill-road-warren-missouri/41824/>



**MORE INFO ONLINE:**

**<https://livingthedreamland.com/>**



**PROPERTY DESCRIPTION**

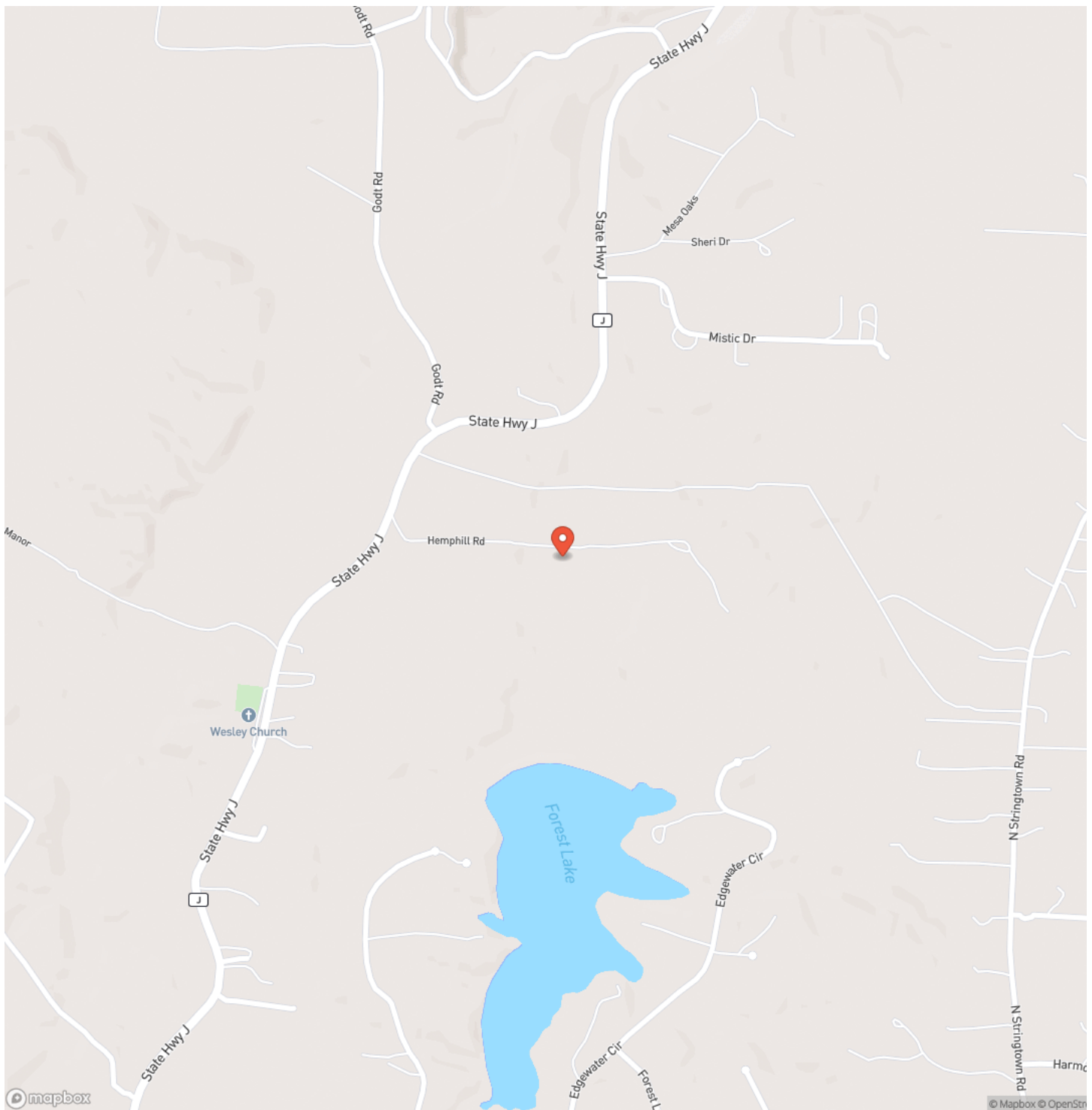
13.4 +/- acres less than 2 miles from Hwy 70 in Wright City. Larger buildable lots are getting harder to find this close to town. The property is unrestricted and just barely outside of the city. There are no building restrictions. The land is all wooded but was once used for farming and could be easily cleared and used as a pasture for horses. There is electricity and water along the road making this property easier to build on. There is an old road that goes around the property that has been partially cleared. This is a fast growing area and this property has development potential. This property is not part of Forrest Lake.







## Locator Map

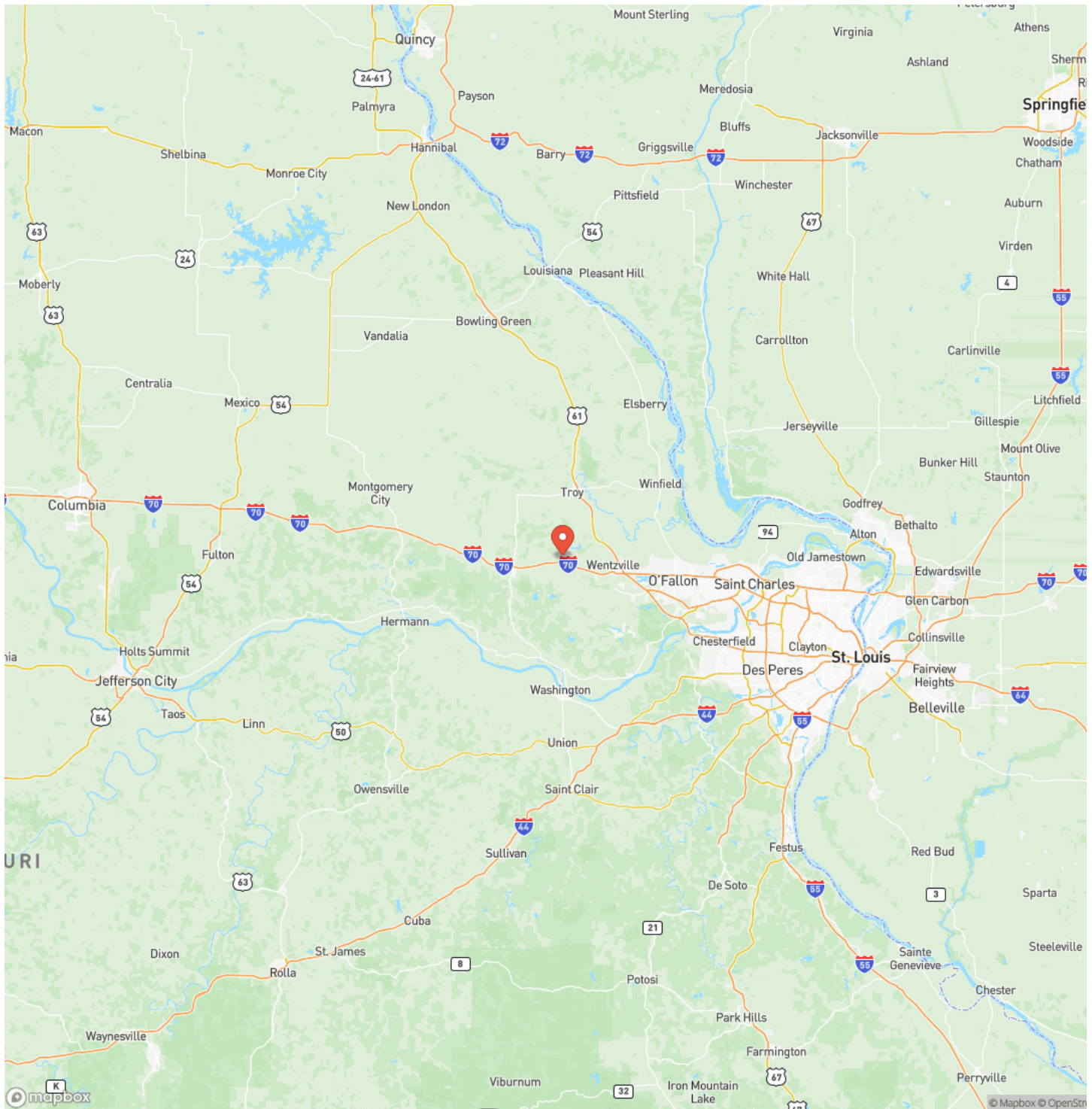


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## Locator Map



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## Satellite Map



**Hemphill Road**  
**Wright City, MO / Warren County**

## LISTING REPRESENTATIVE

**For more information contact:**



### Representative

John Echele

## Mobile

(636) 288-7569

## Email

john@livingthedreamland.com

**Address**

## City / State / Zip

Washington, MO 63090

## NOTES

[illegible]

**MORE INFO ONLINE:**

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## This image shows a single sheet of white paper with horizontal blue ruling lines. The lines are evenly spaced and run across the width of the page. There are no margins, text, or other markings on the paper.



## **DISCLAIMERS**

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Maps are provided for illustration purposes only, the accuracy is not warranted. Parcels on interactive maps are not adjusted to match aerial backgrounds. This information is for reference purposes only and is not a legal document. Data maps contain errors. The seller and seller's agent are making known to all potential buyers that there may be variations between the location of the existing fence lines and the legal description of the deeded property. Seller and seller's agent make no warranties with regard to the location of the fence lines in relation to the deeded property lines, nor does the Seller make any warranties or representations with regard to the specific acreage contained within the fenced property lines. Seller is selling the property in an "as is" condition, which includes the location of the fences as they exist. Boundaries shown on the accompanying maps are approximate, based on county parcel data. The maps are not to scale. The accuracy of the maps is not guaranteed. Prospective buyers are encouraged to verify fence lines, deeded property lines and acreages using a licensed surveyor at their own expense.





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**Living The Dream Outdoor Properties**

515 S. Franklin St

Cuba, MO 65453

(855) 289-3478

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