



Singing Hill Dr

Singing Hill Dr, Imperial, MO 63052

RE/MAX Results
COMMERCIAL DIVISION



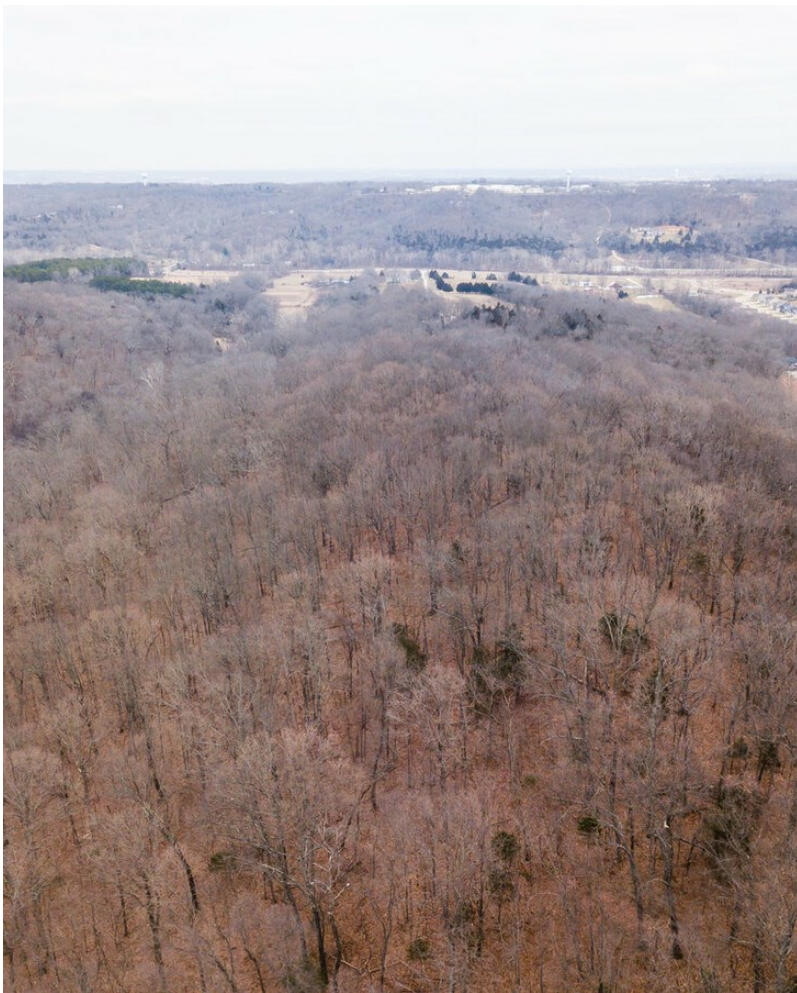
John Engelbach

Re/Max Results

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(314) 571-7452



Singing Hill Dr

\$1,890,000

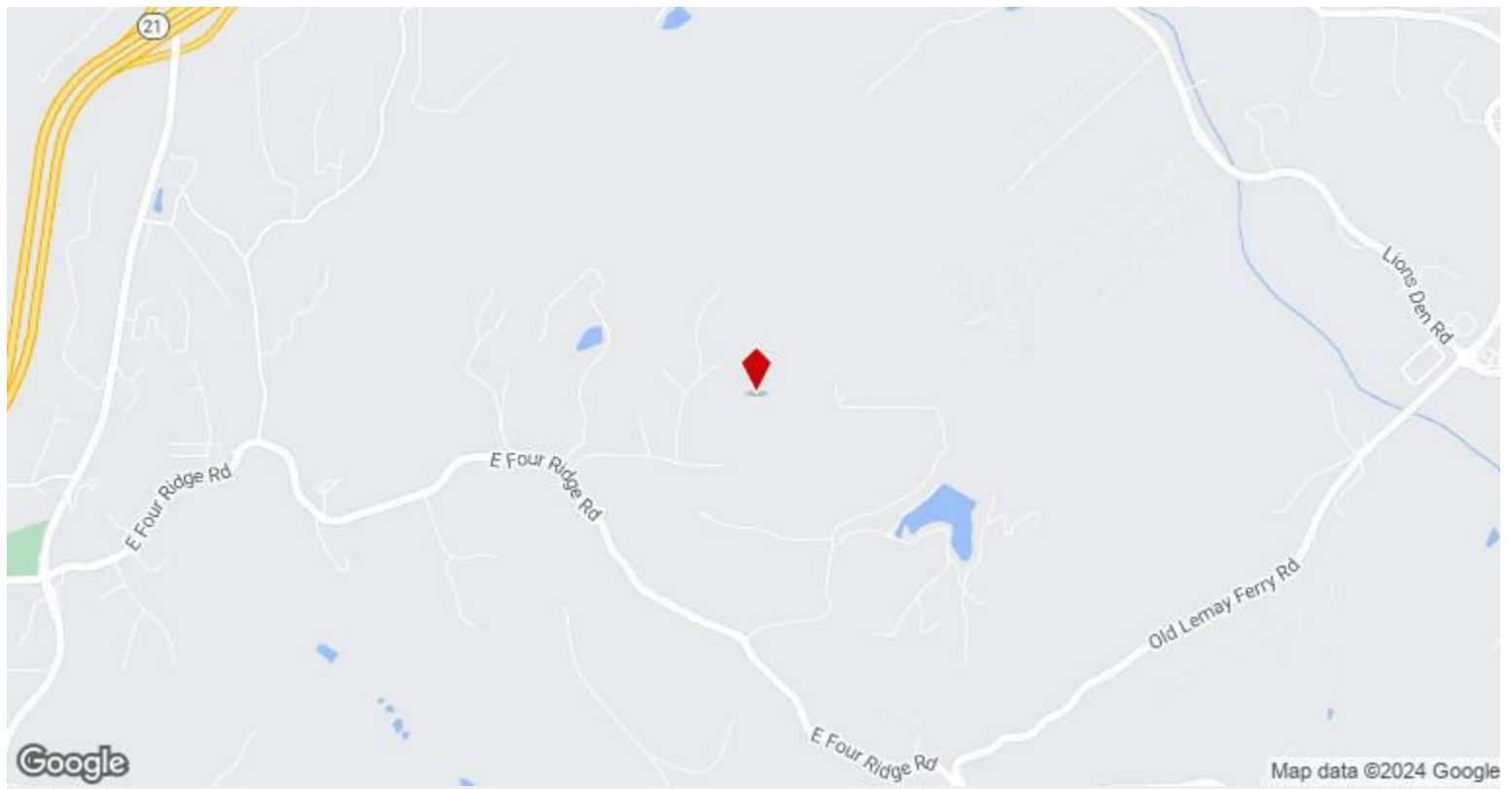
What an investment opportunity! Land ready for development or private recreational area. Don't miss this wooded 120+/- acres with its sizeable mature hardwood estimated value \$85-95,000 ready to be logged. Private hunting retreat close to the City or build your dream home, natural setting, plenty of wildlife to enjoy in the Center of Seckman Valley. Property backs to Wells Health Centre & Amberleigh Woods, stub street, public water, sewer within feet of property.

Possible Use: Hunting/Fishing, Recreation, Residential Lots...

- Has mature hardwood estimated value \$85-95,000 ready to be logged.



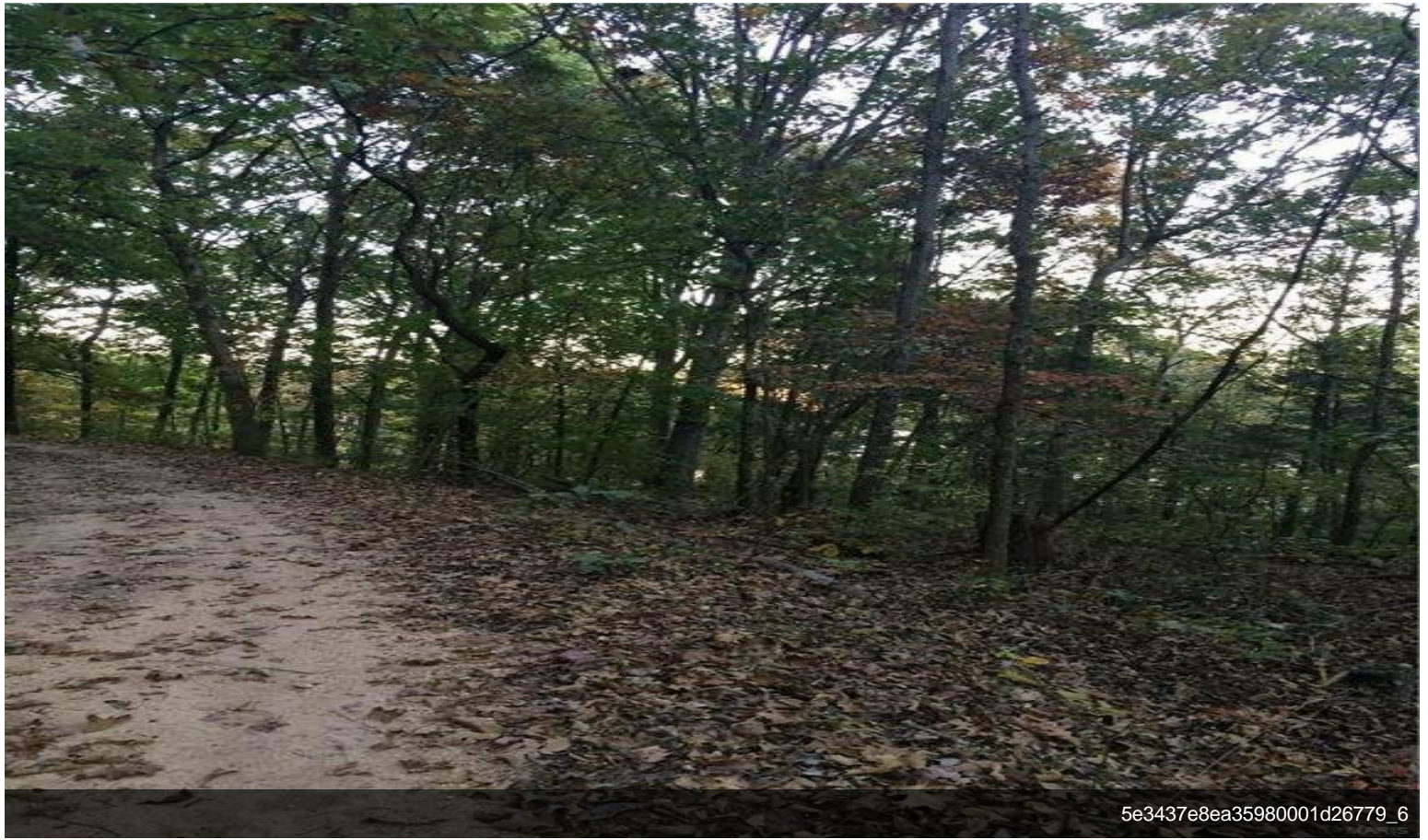
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|---------------------|-----------------------|
| Price: | \$1,890,000 |
| Property Type: | Land |
| Property Subtype: | Commercial |
| Proposed Use: | Mixed Use |
| Sale Type: | Investment |
| Total Lot Size: | 120.00 AC |
| No. Lots: | 1 |
| Zoning Description: | LR2 |
| APN / Parcel ID: | 08-2.0-04.0-0-000-004 |



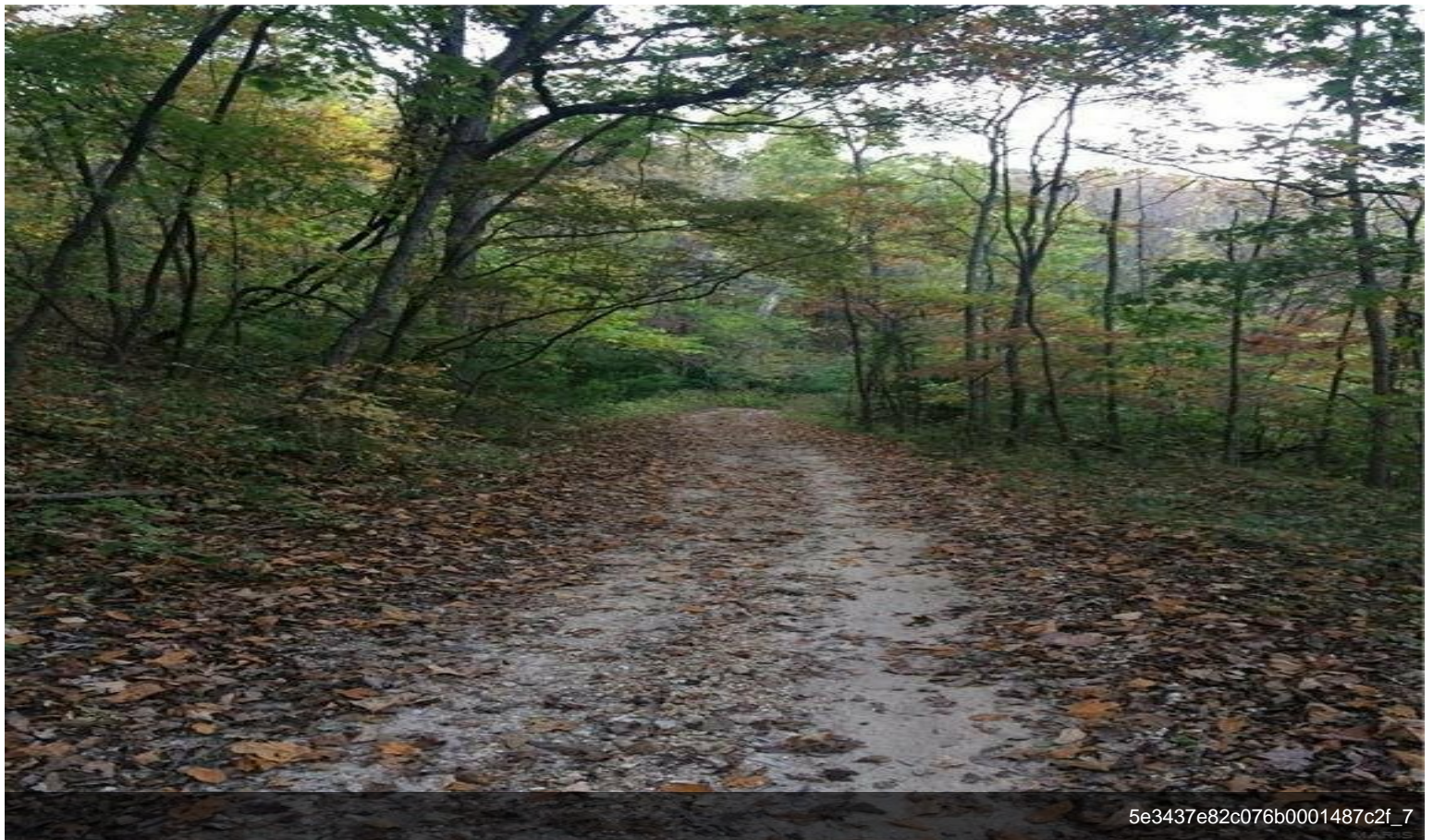
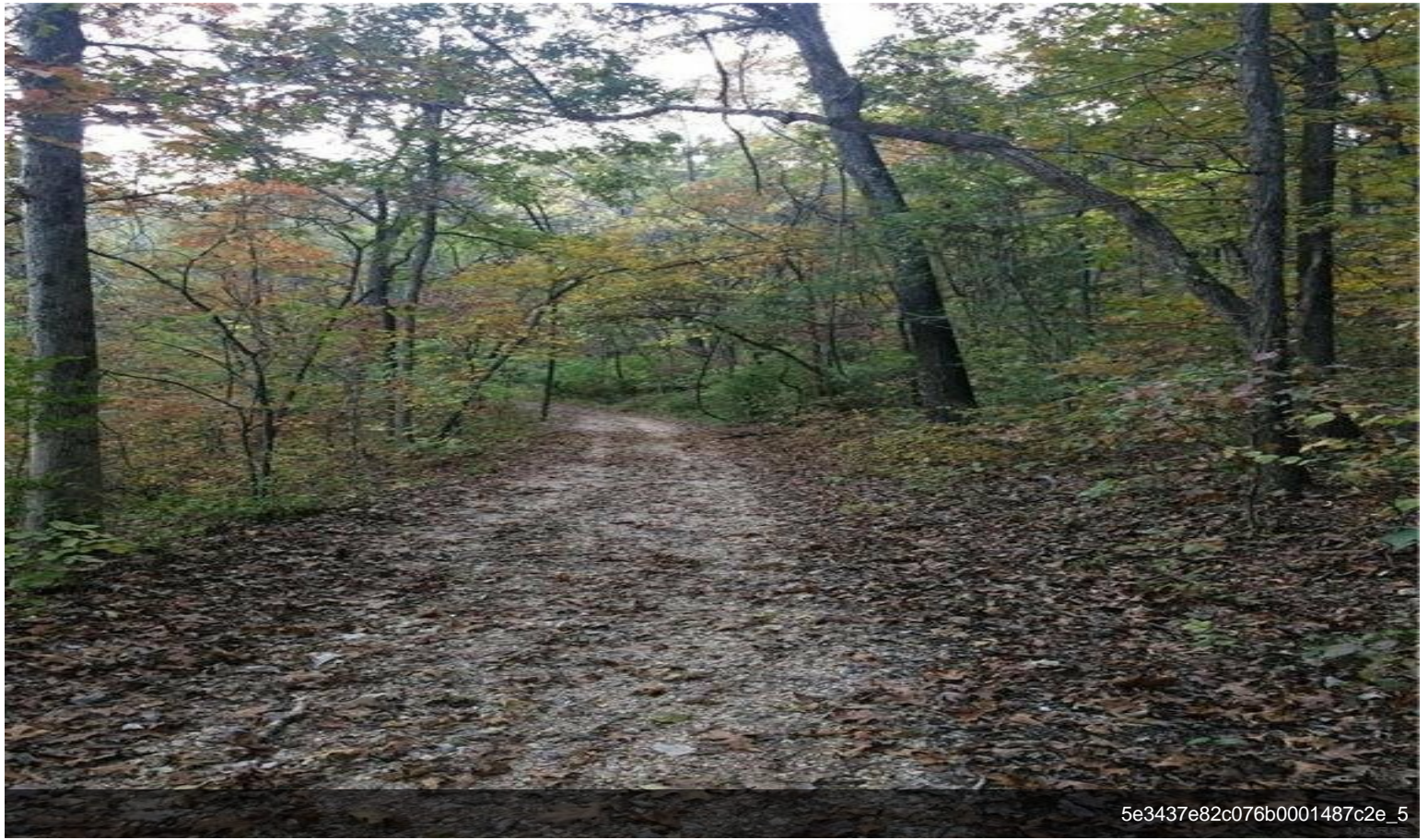
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What an investment opportunity! Land ready for development or private recreational area. Don't miss this wooded 120+/- acres with its sizeable mature hardwood estimated value \$85-95,000 ready to be logged. Private hunting retreat close to the City or build your dream home, natural setting, plenty of wildlife to enjoy in the Center of Seckman Valley. Property backs to Wells Health Centre & Amberleigh Woods, stub street, public water, sewer within feet of property. Bonus public water available also off of Singing Hills Dr. Home builders, there are 120 acres of bountiful home site possibilities. This property has road access from Loins Den and Singing Hills Dr off of East Four Ridge Rd. Also, with agreement, access through Amberleigh Woods, stub street already in place as requested by JeffCo P&Z along with sewer and water on the northwest corner. Sellers are open to the possibility of dividing into large tracts if the division lines make sense, allowing access to all other tracts.

Property Photos



Property Photos



Property Photos

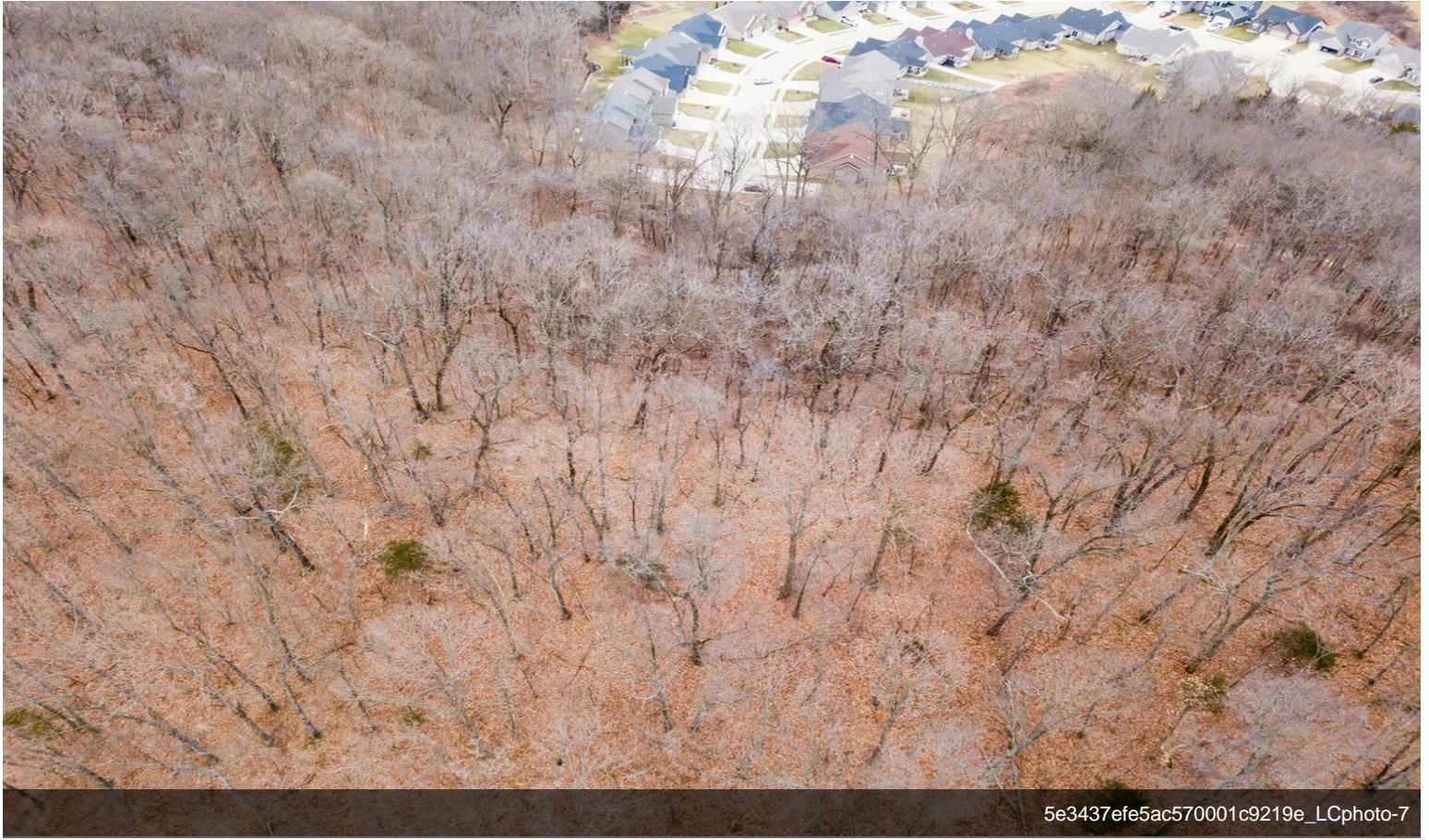


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Property Photos

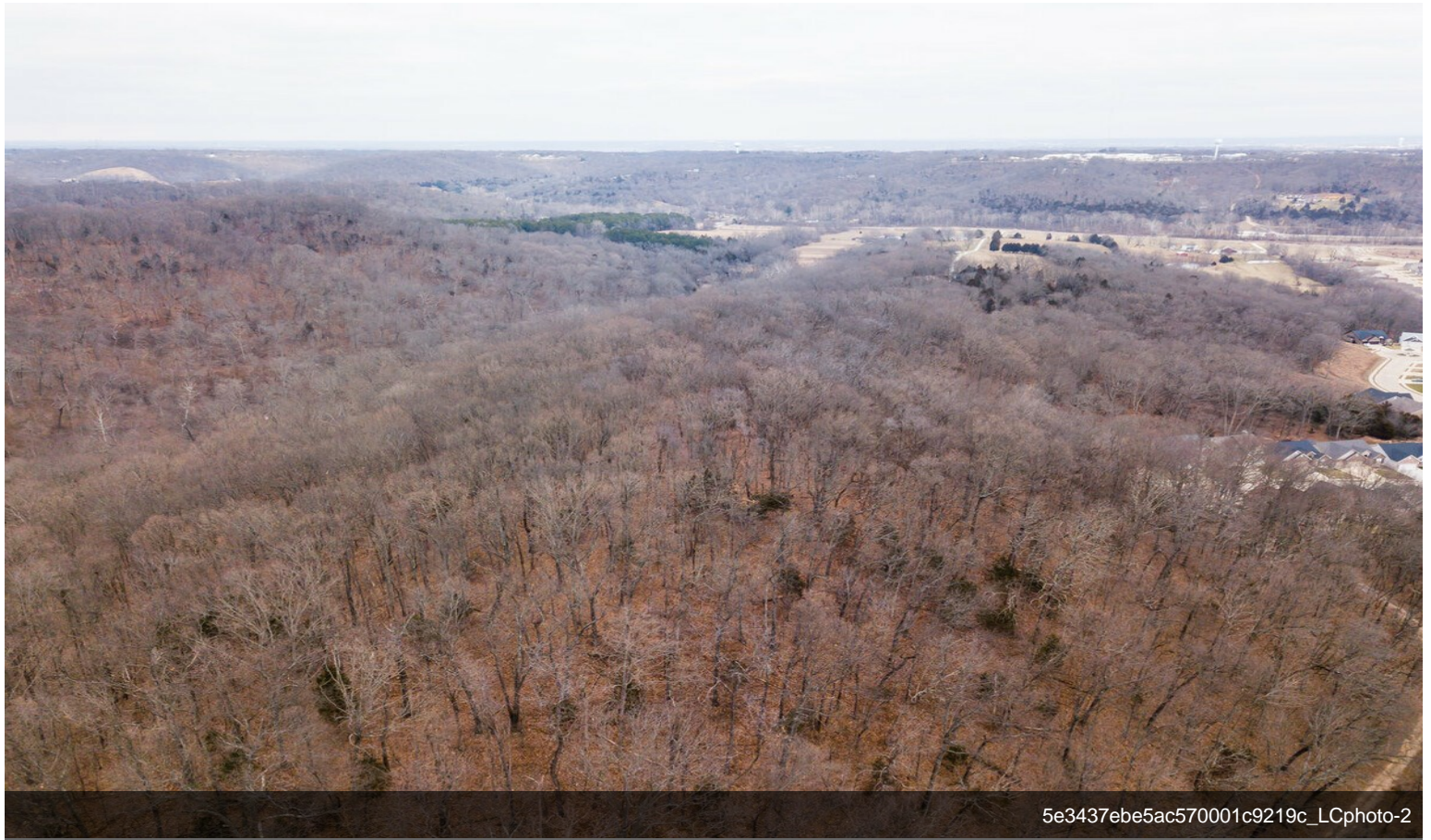


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Property Photos



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Property Photos



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Property Photos

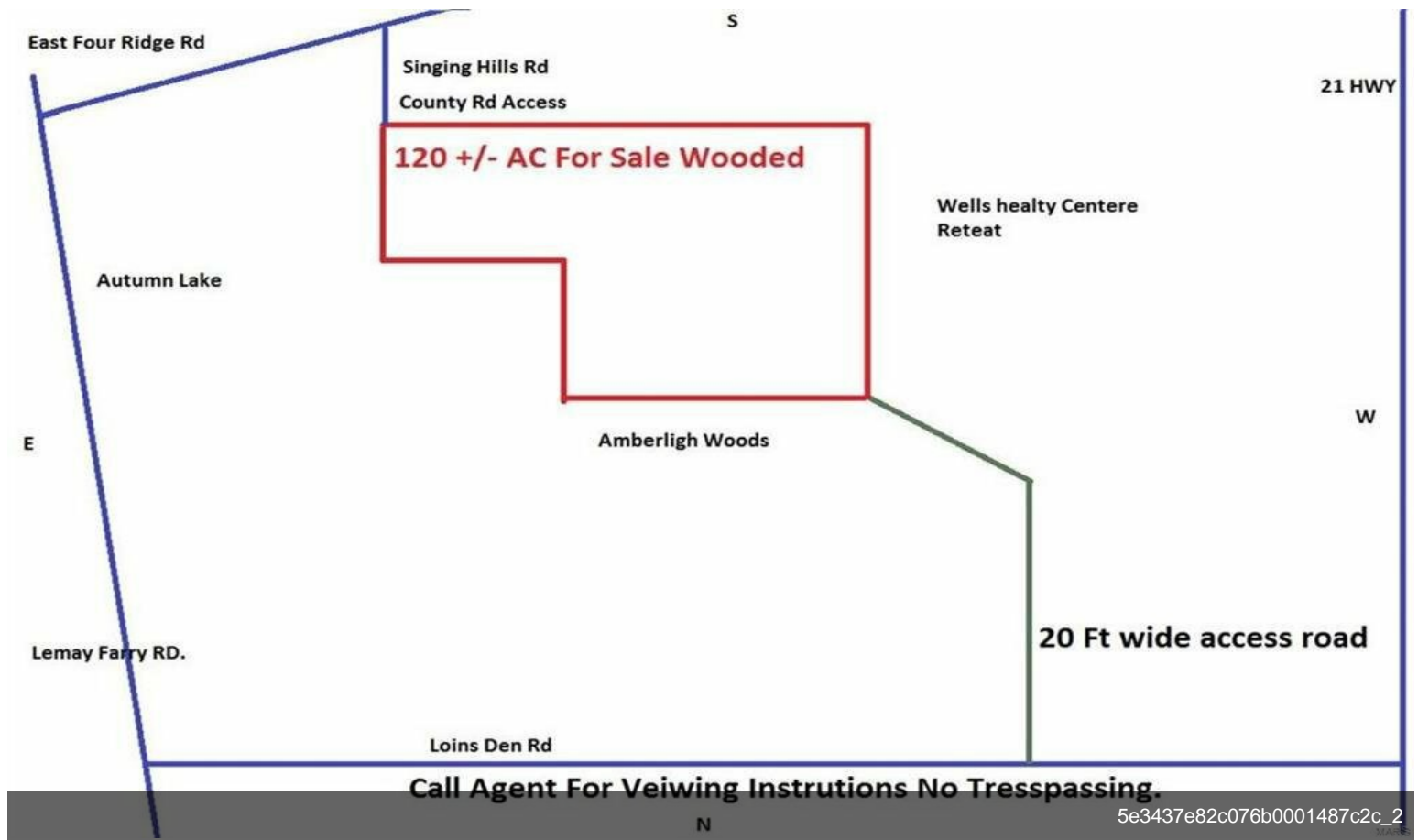


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Property Photos



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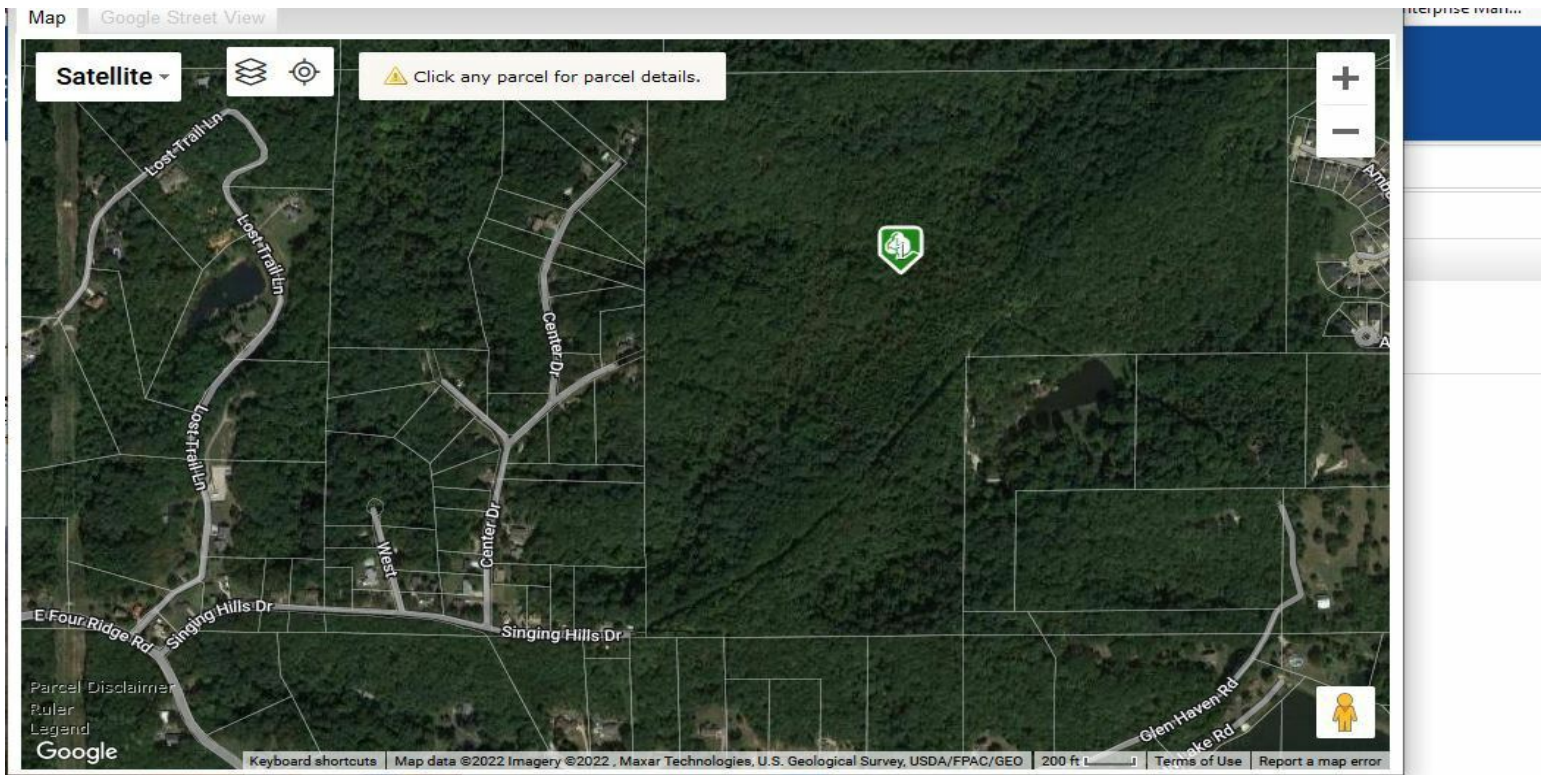
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General Information

Acreege Rural, Recreational

0 Singing Hills map

Property Photos



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Acres Rural, Recreational General Information singing hills 2



Property Photos



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