

Jersey County, Illinois 245 Acres of Land for Sale
00 Eldred Road
Fieldon, IL 62031

\$1,347,500
245± Acres
Jersey County



Jersey County, Illinois 245 Acres of Land for Sale Fieldon, IL / Jersey County

SUMMARY

Address

00 Eldred Road

City, State Zip

Fieldon, IL 62031

County

Jersey County

Type

Hunting Land, Recreational Land, Timberland

Latitude / Longitude

39.142609 / -90.555818

Acreage

245

Price

\$1,347,500

Property Website

<https://landguys.com/property/jersey-county-illinois-245-acres-of-land-for-sale-jersey-illinois/94045/>



Jersey County, Illinois 245 Acres of Land for Sale

Fieldon, IL / Jersey County

PROPERTY DESCRIPTION

Premier all-timber retreat with miles of trails and abundant wildlife in Jersey County bluff country.

Now is your chance to own a stunning farm nestled in the beautiful bluffs overlooking the Illinois River in Jersey County. This area is known for strong whitetail and turkey densities, and the property sits among large tract landowners who help maintain a quiet and well-managed neighborhood. Several food plots are already established, with a few areas offering the potential to be expanded into large destination food plots. A natural spring provides a reliable year-round water source for wildlife, adding even more value for hunters and land managers.

Miles of well-maintained trails create excellent access throughout the property, making it easy to reach stands, explore the terrain, or enjoy trail riding. Near the entrance is a great build site with power already on the property and other utilities available just off the county road.

The timber is diverse and healthy, featuring maples, oaks, hickories, and walnut, with portions that are mature and marketable. The rolling bluff country landscape creates beautiful views, natural bedding areas, and ideal habitat variety.

This property brings together everything you could want in a recreational and hunting getaway, along with an excellent build site for your future home or cabin.

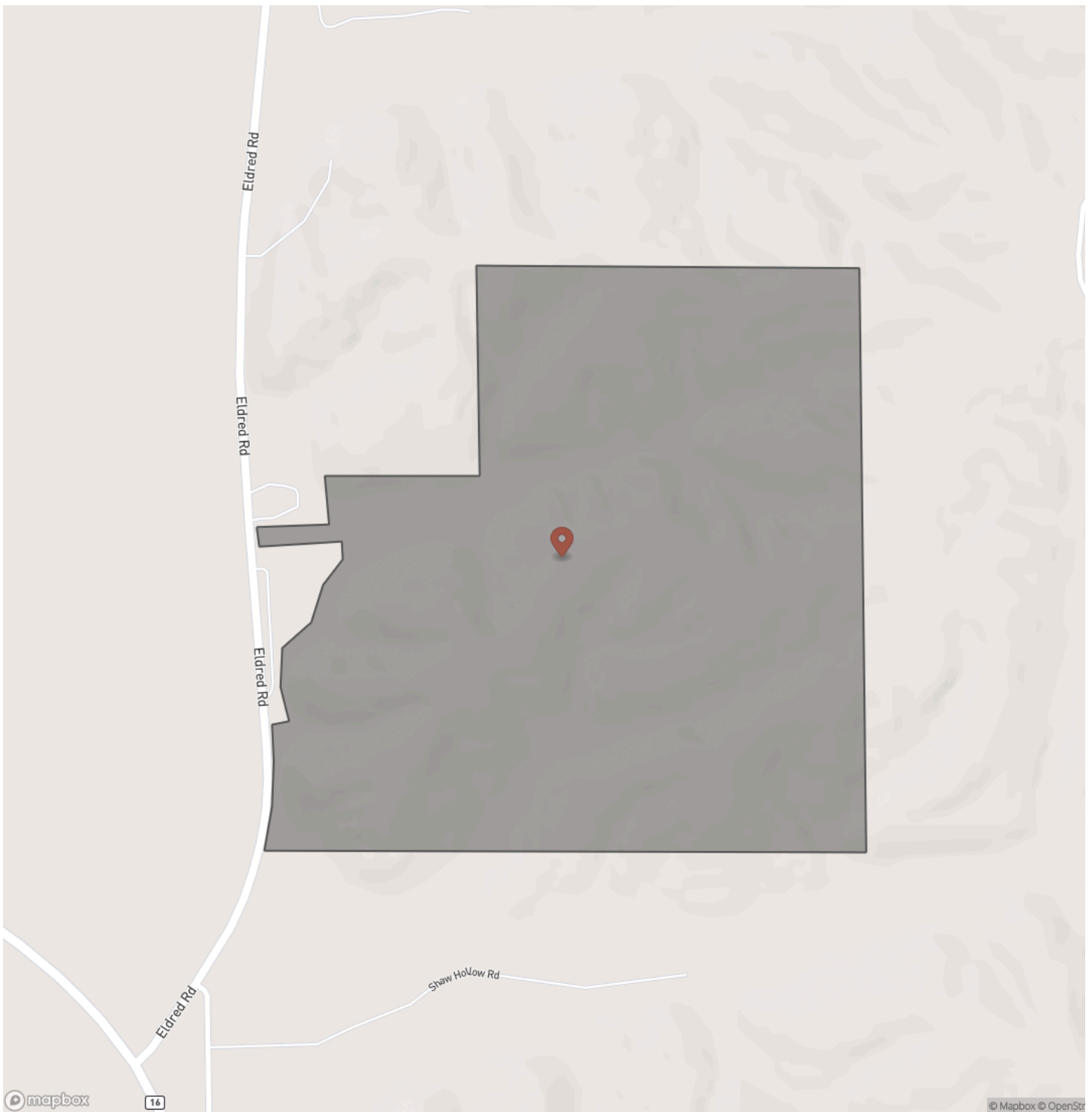
KEY FEATURES

- 245 Acres Located in the beautiful bluff country of Jersey County near the Illinois River
- Ideal build site near the entrance with power already on the property
- Additional utilities available just off the county road
- Strong whitetail and turkey densities
- Surrounded by large tract landowners and giant river bottom ag fields
- Several established food plots, with some that could be expanded into larger destination plots
- Natural spring providing a dependable year-round water source for wildlife
- Miles of well-maintained trails offering excellent access and great trail riding opportunities
- Diverse and healthy timber including maple, oak, hickory, and walnut, with portions that are mature and marketable
- Rolling terrain with beautiful views, natural bedding areas, and strong habitat variety

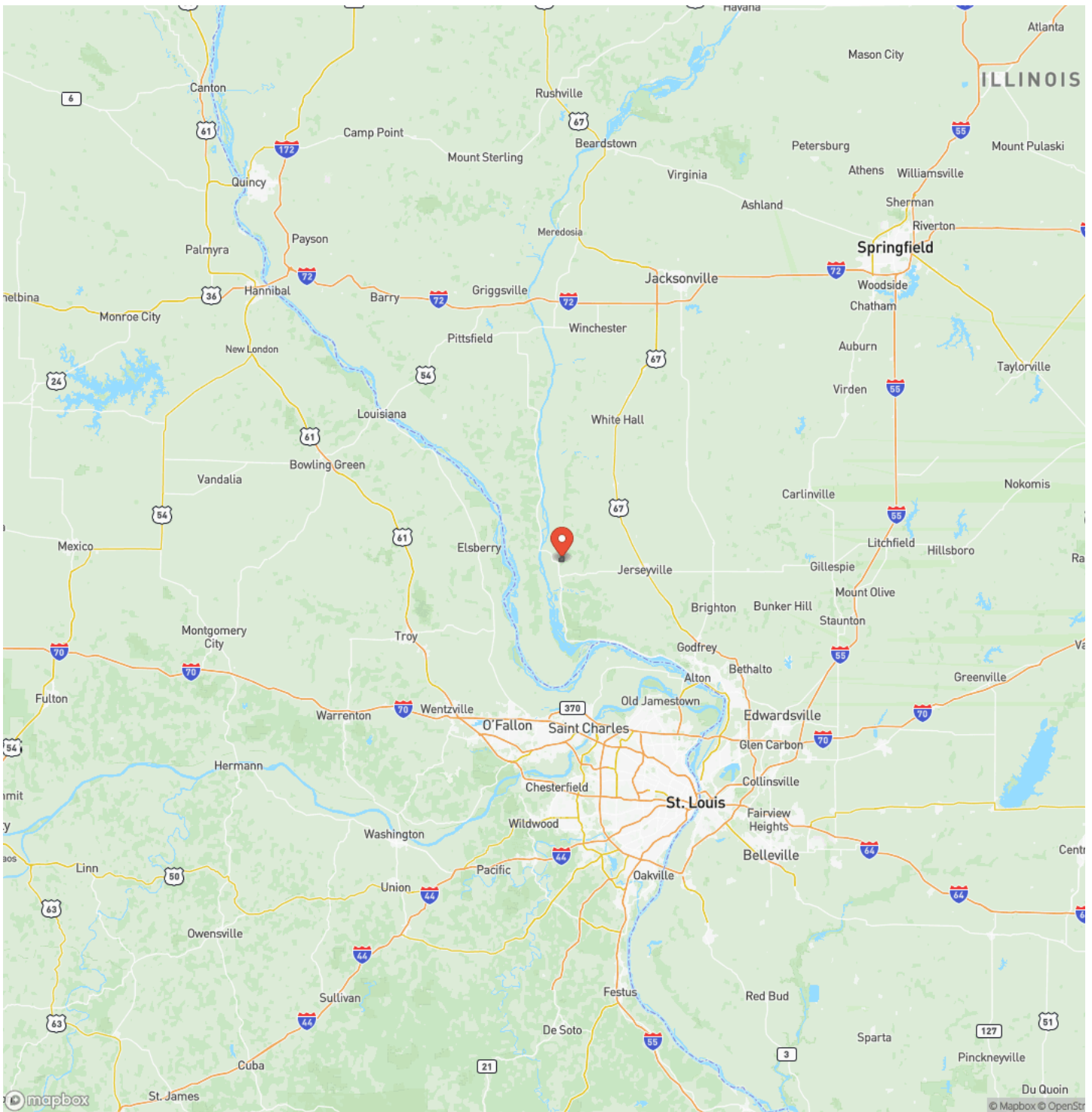
Jersey County, Illinois 245 Acres of Land for Sale
Fieldon, IL / Jersey County



Locator Map



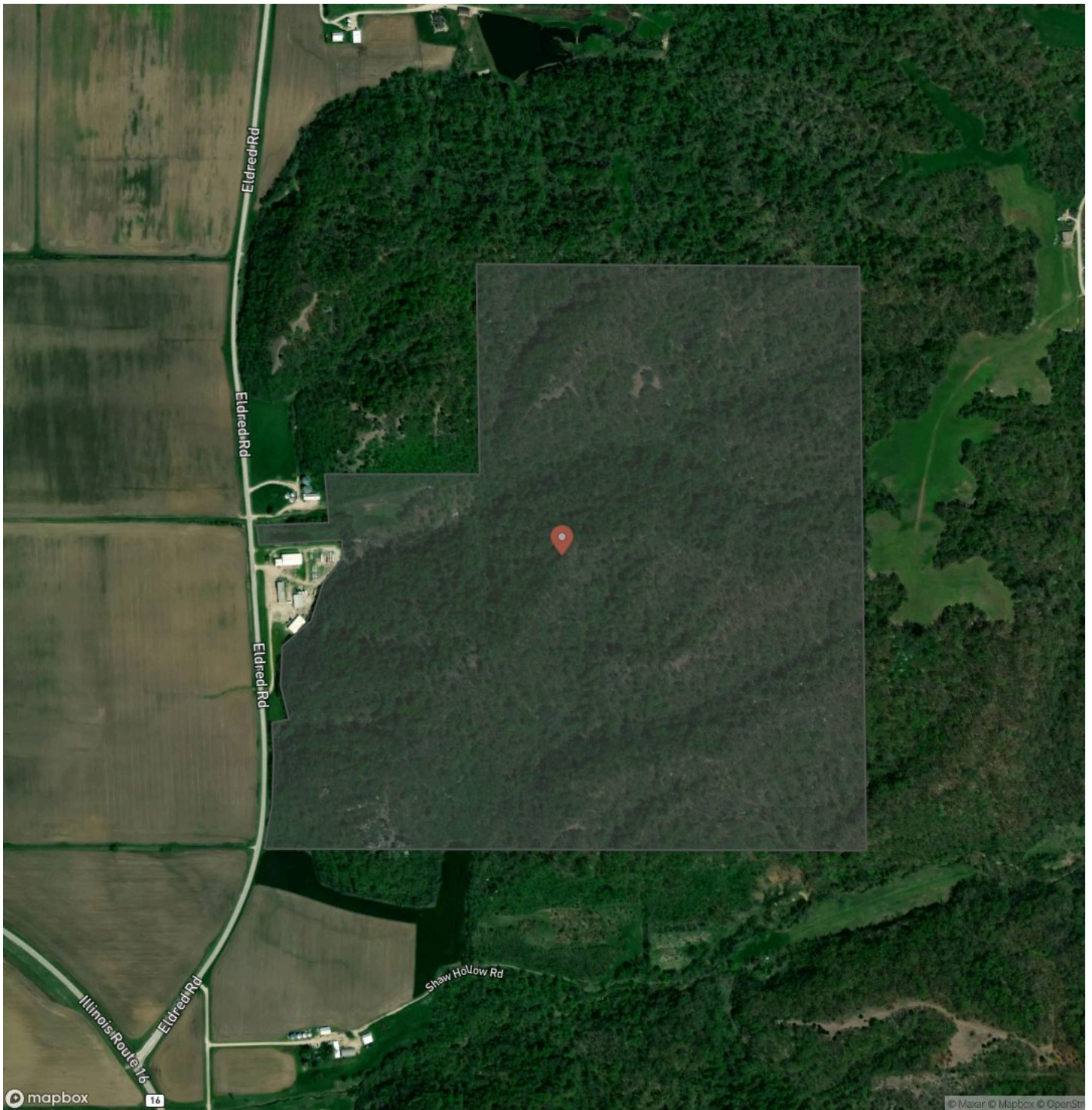
Locator Map



MORE INFO ONLINE:

www.landguys.com

Satellite Map



Jersey County, Illinois 245 Acres of Land for Sale

LISTING REPRESENTATIVE

For more information contact:



Representative

Chris Walker

Mobile

(217) 622-1519

Email

chris@landguys.com

Address

City / State / Zip

NOTES

This image shows a blank sheet of white paper with horizontal 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.

This image shows a single sheet of white paper with horizontal 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

Information in this brochure is provided solely for information purposes and does not constitute an offer to sell or advertise real estate outside the states in which broker or agent licensed. The information presented has been obtained from sources deemed to be reliable, but is not guaranteed or warranted by the agent, broker, or the sellers of these properties. This offering is subject to errors, omissions, prior sale, price change, correction or withdrawal from the market without notice. All references to age, square footage, income, expenses, acreage, carrying capacity, and land classification, etc. are approximate. Prospective buyers are chargeable with and expected to conduct their own independent investigation of the information and the property and to rely only on those results. Sellers reserve the right to accept or reject any and all offers without liability to any buyer or cooperating broker.

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 relationship 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.

LandGuys
4331 Conestoga Dr
Springfield, IL 62711
(217) 899-1240
www.landguys.com
