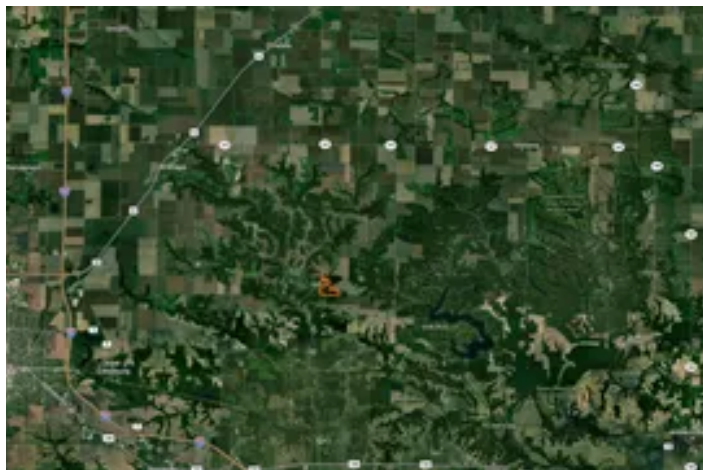


**Knox County, Illinois 69 Acres of Land for Sale**  
1402 Knox Hwy 7  
Knoxville, IL 61448

**\$595,000**  
69± Acres  
Knox County





## Knox County, Illinois 69 Acres of Land for Sale

### Knoxville, IL / Knox County

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#### **SUMMARY**

##### **Address**

1402 Knox Hwy 7

##### **City, State Zip**

Knoxville, IL 61448

##### **County**

Knox County

##### **Type**

Farms, Hunting Land, Recreational Land

##### **Latitude / Longitude**

40.981916 / -90.203546

##### **Acreage**

69

##### **Price**

\$595,000

##### **Property Website**

<https://landguys.com/property/knox-county-illinois-69-acres-of-land-for-sale-knox-illinois/96179/>



## Knox County, Illinois 69 Acres of Land for Sale

### Knoxville, IL / Knox County

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#### **PROPERTY DESCRIPTION**

##### **Recreational farm with multiple food plot locations. Build site with shed and overlooking chestnut orchard.**

This recreational farm spans 68.5 acres and features a 30x40 pole barn equipped with water, electricity, and an insulated sleeping area. The property includes a 50-tree chestnut orchard and a trail system that was recently renovated in 2024. Additionally, there is a designated building site with an existing well and electric service. The upper two acres present an excellent opportunity for establishing a food plot, ideal for attracting whitetail deer and turkeys.

#### **KEY FEATURES**

- 30x40 pole barn with insulated sleeping room
- Multiple food plot locations
- 50+ tree chestnut orchard
- Privacy trees by road
- Great build location
- Water and electricity on property
- Large turkey roost

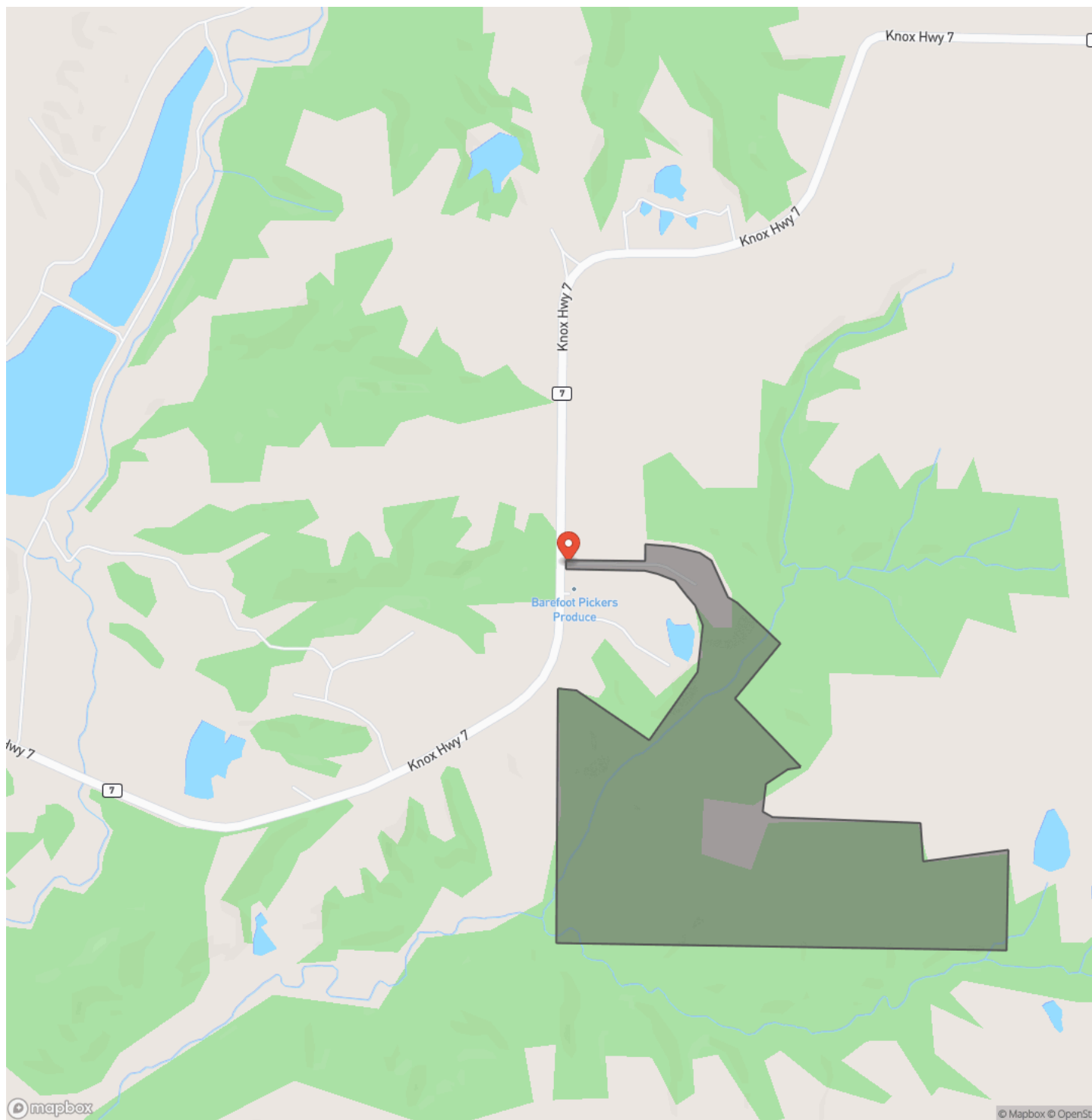


**Knox County, Illinois 69 Acres of Land for Sale**  
**Knoxville, IL / Knox County**

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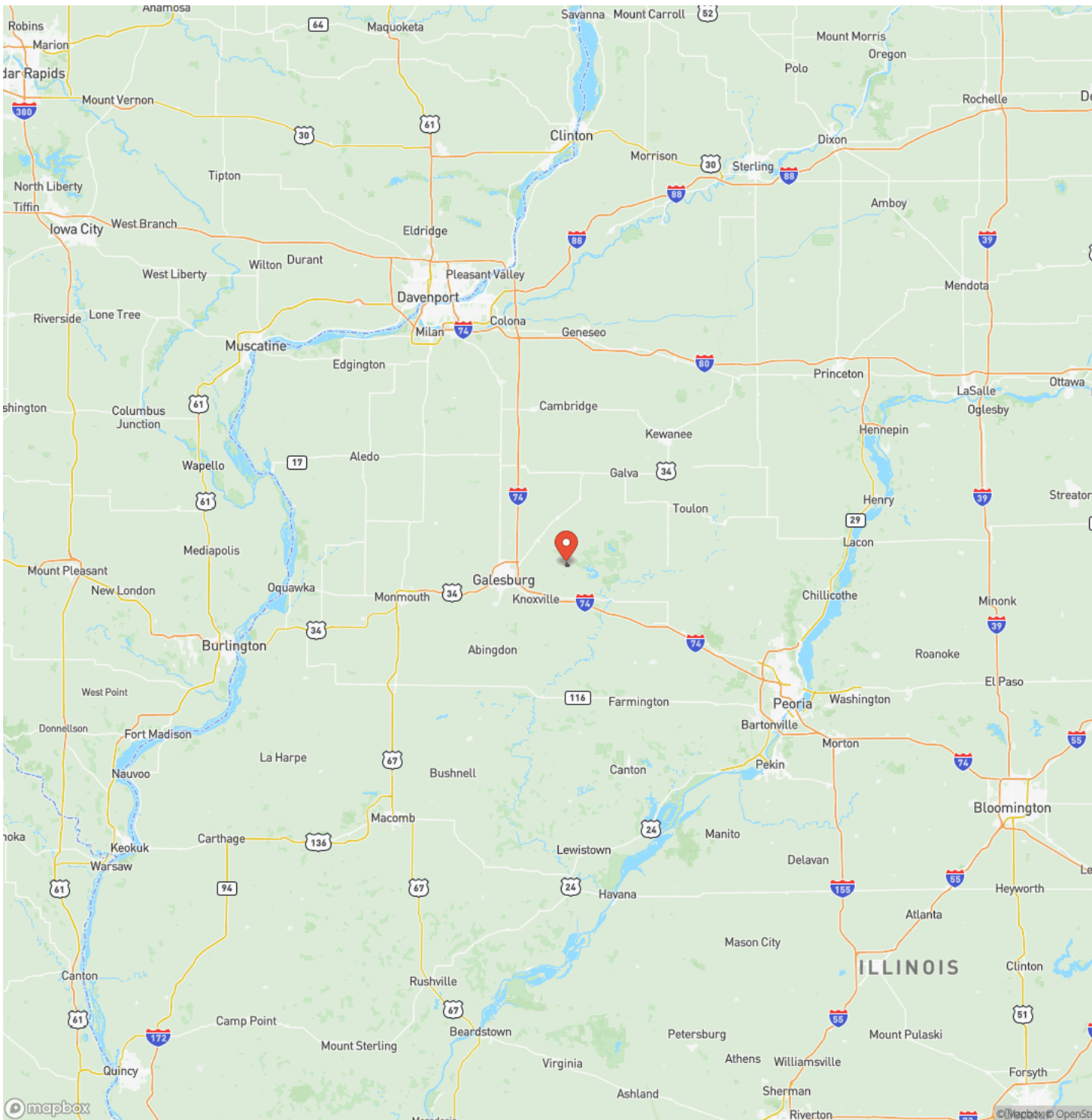
## Locator Map





## Knoxville, IL / Knox County

# Locator Map



**MORE INFO ONLINE:**

**www.landguys.com**

## Satellite Map



## Knox County, Illinois 69 Acres of Land for Sale Knoxville, IL / Knox County

## LISTING REPRESENTATIVE

**For more information contact:**



### Representative

Andrew Huber

## Mobile

(309) 403-1183

## Email

andrew@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 extend across the width of the page. There are no margins, text, or other markings on the paper.



[illegible]

## **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.



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