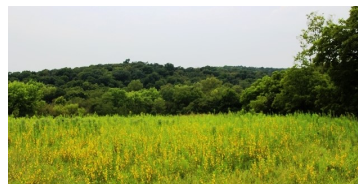
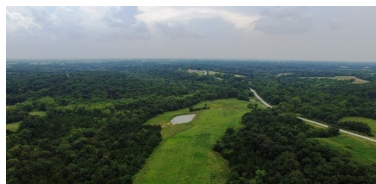


LAND FOR SALE



141.50 ACRES M/L DAVIS COUNTY, IOWA



LISTING #12158

PRICE: \$410,000

DESCRIPTION: Presenting 141.5 Acres m/l of incredible Hardwood Timber with newer 2 bedroom home. The house has great potential, offering 1,120 square foot of living, solid poured foundation, walkout basement, and an attached 2 car garage. This property includes 22 acres m/l of cropland with an average CSR2 of 34.8 providing the opportunity for income and food plots. This farm has the ability to accommodate multiple hunters effectively with unlimited options for stand locations. The land includes established trails throughout the timber and a pond. An Outfitter's dream with beautiful views and wildlife galore! This property is offer in "As-is" condition, the buyer will be responsible for vacating/repairing existing septic system per DNR requirements at the buyer expense.

DIRECTIONS: From Bloomfield, Take Highway 63 north to Lime Trail. Take Lime Trail west to Lily Avenue. Turn south on Lily. The property is located on the west and east side of the road at 12459 Lily Ave.

TAXES: \$3796 Annually

KENNY HERRING

C: 515.783.8718
O: 515.961.0247
Kenny@PeoplesCompany.com

STEVE BRUERE

C: 515.240.7500
O: 515.222.1347
Steve@PeoplesCompany.com

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