

51.1 Acres M/L Madison County, Iowa



Price: \$182,500

Description: 51.11 acres m/l of productive Madison County cropland located southwest of St. Charles, Iowa. Includes approximately 33.7 tillable acres with a 66.1 CSR. Just minutes from St. Charles, Interstate 35, and only a short commute to anywhere in the Des Moines Metro.

Farm Program Details:

Corn Base: 16.9 base acres with a Direct and CC Yield of 97.

Bean Base: 3.4 base acres with a Direct and CC Yield of 34.

Zoning: Agricultural

Directions: From East Peru, travel east on Co Rd G68. Turn north onto Co Rd R21 and continue approximately 1.1 miles. Turn east on Settlers Ave. Turn north on 280th St and follow around curve as road turns into 280th Trail. Property sits on the south side of the road.

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Additional information can be found on our website: **Listing 1865**

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