

# 168 Acres M/L Dallas County, Iowa



**Price:** \$1,428,000  
(\$8,500 / Acre)

**Description:** 168 acres m/l combination of recreational and tillable land with future development potential located near West Des Moines, IA. Includes approximately 46 tillable acres with a CSR of 60.8 and the balance in mature hardwoods. Great property for development with gorgeous wooded home sites in a great location. Situated roughly 10 minutes from West Des Moines and I-35, and just a short commute to anywhere in the Des Moines Metro.

**School:** Van Meter

**Taxes:** \$2,672 annually

**Zoning:** Agriculture

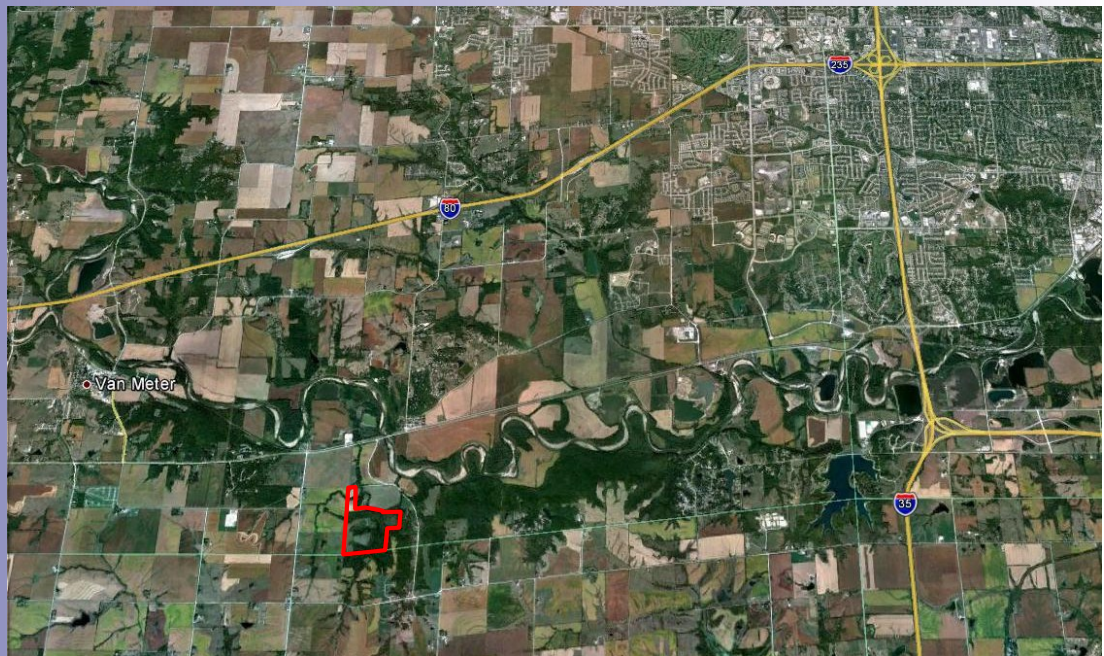
**Directions:** From intersection of Grand Ave and I-35 in West Des Moines, travel west on Grand Ave and turn south onto Raccoon River Dr (turns into 360th St). Turn south on Utica Trail (first road after bridge past Booneville). Turn back west on 362nd Place and continue 0.35 miles. Property situated on south side of 362nd Place.

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Additional information can be found on our website: **Listing # 10898**

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