



**We are Pleased to
Present for Sale
18 Acre Building Lot
Linn County, Iowa**



Boy Scouts Road, Central City, Iowa 52214
~~\$159,000~~ - \$149,000

OWNERS: George Maxwell and Tom Maxwell.

LOCATION: From Waubeek: 1 ½ miles north on Boy Scouts Road.

ADDRESS: Boy Scouts Road, Central City, Iowa 52214.

LEGAL DESCRIPTION: To be known as Lot 1, Scout's View 3rd Addition to Linn County, Iowa.

PRICE & TERMS: ~~\$159,000.00~~ - \$149,000.00.

POSSESSION: Negotiable.

TAXES: To be determined.

The information gathered for this brochure is from sources deemed reliable, but cannot be guaranteed by Hertz Real Estate Services or its staff. All acres are considered more or less.

SCHOOL DISTRICT: Central City Community School District.

PROPERTY DESCRIPTION: This 18 acre lot is located 1 ½ miles north of Waubeek on a hard surface road. It consists of many mature oak trees with one of the best views in Linn County. This property offers excellent deer hunting and Linn County will allow one single family home to be constructed on this property.

ACCESS EASEMENT: Access to this farm is by a 60' easement.

BROKER'S COMMENTS: This is rare opportunity to purchase an attractive building site in rural Linn County on a hard surface road! It includes a mixture of mature oak trees and open cropland. Build your dream home on this attractive rural lot.



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Aerial Map



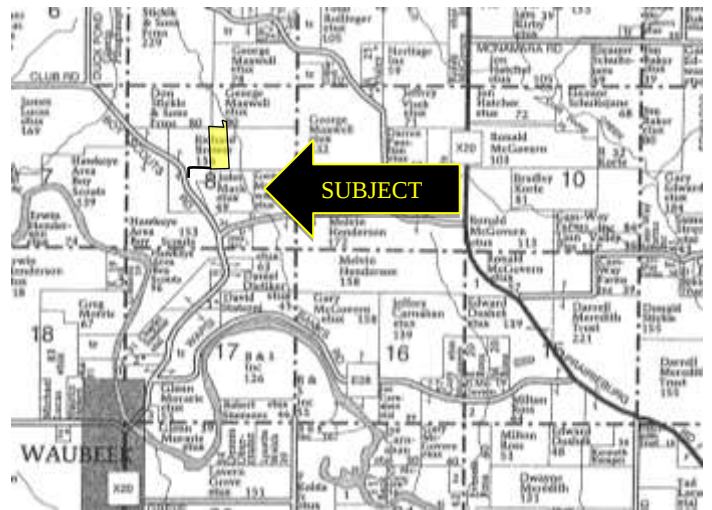
Assessor's Map



Map



Plat Map



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WE ARE PLEASED TO OFFER THESE SERVICES

APPRAISALS ✦ REAL ESTATE SALES ✦ FARM MANAGEMENT

FOR MORE INFORMATION EMAIL: TROYL@HERTZ.AG

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