



Hawkeye Farm  
Mgmt & Real Estate

# Beautiful Albia Iowa Acreage For Sale

## \$240,000

### Property Features:

- 5.6 +/- Acres
- 2 Bedrooms
- 2 Bathrooms
- 2 Car Detached Garage
- Outbuilding
- Partially Fenced
- Charming Front Porch
- Grand Back Patio
- Secluded Calming Scenery



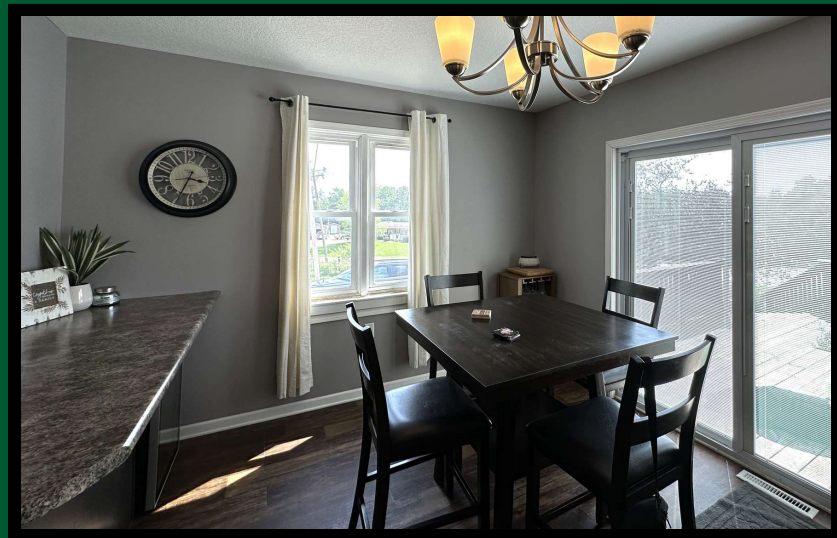
## 6617 201st Street, Albia, IA 52531

# Kitchen, Dining & Living Area



This gorgeous updated kitchen allows for conversation between guests and family in the dining and living areas.

The surplus of windows in the dining area draws in an ample amount of natural light and the scenic views.



While the living area provides a sense of comfort and peace when spending time with family and friends.

# Bedrooms & Bathrooms

The spacious primary bedroom has a large, shelved closet and a connecting 3/4 bathroom providing privacy and contentment.



The second bedroom has ample natural lighting and is directly across from a full sized bathroom.

The unfinished walkout basement holds plenty of space for storage, home office or the potential of a 2nd living space.



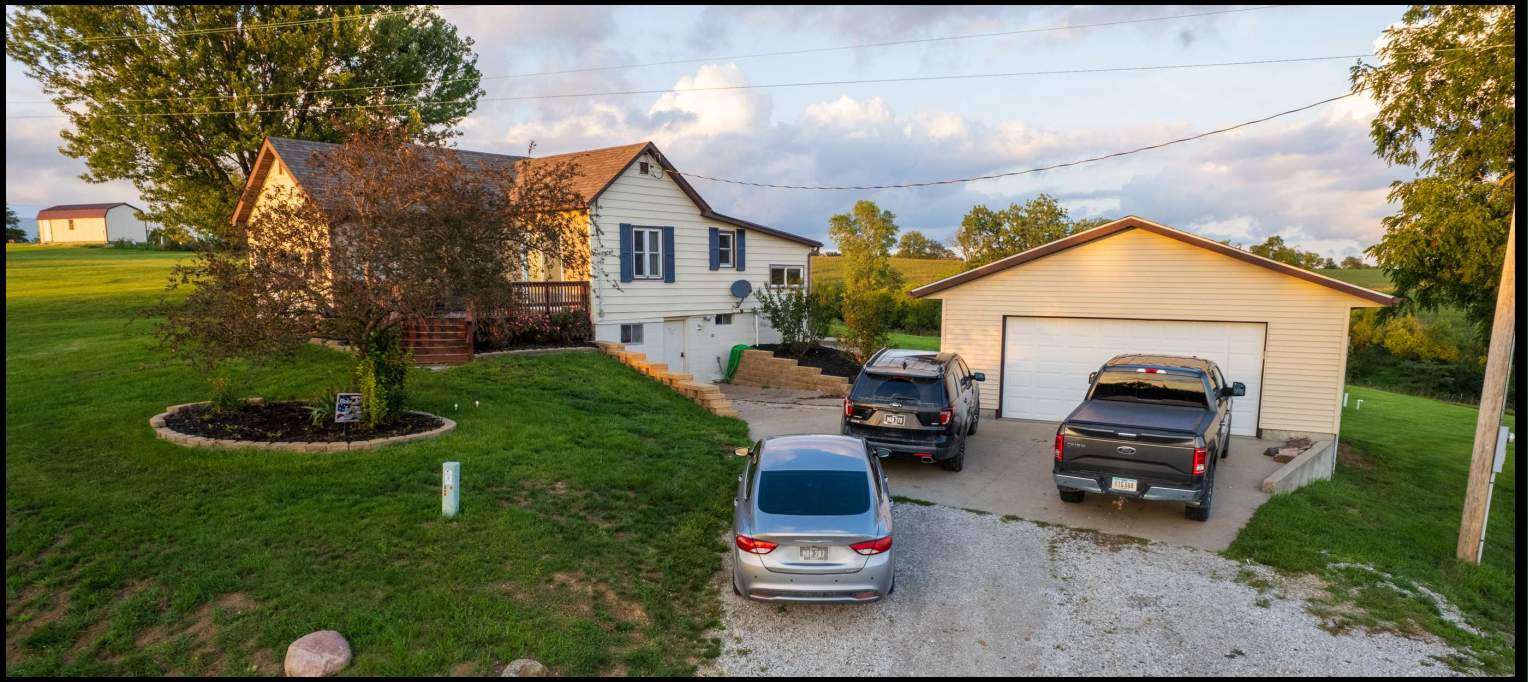
# Expansive Yard



This spacious yard provides seclusion and plenty of space to expand or add additional buildings or workshops. While the front deck and back patio allow for you to enjoy the beautiful scenery.



# Garage & Outbuilding



The 2 car detached garage provides extra space for storage. While the outbuilding allows for a separate space for a workshop. There is even a second driveway to provide easier access to the remaining yard.

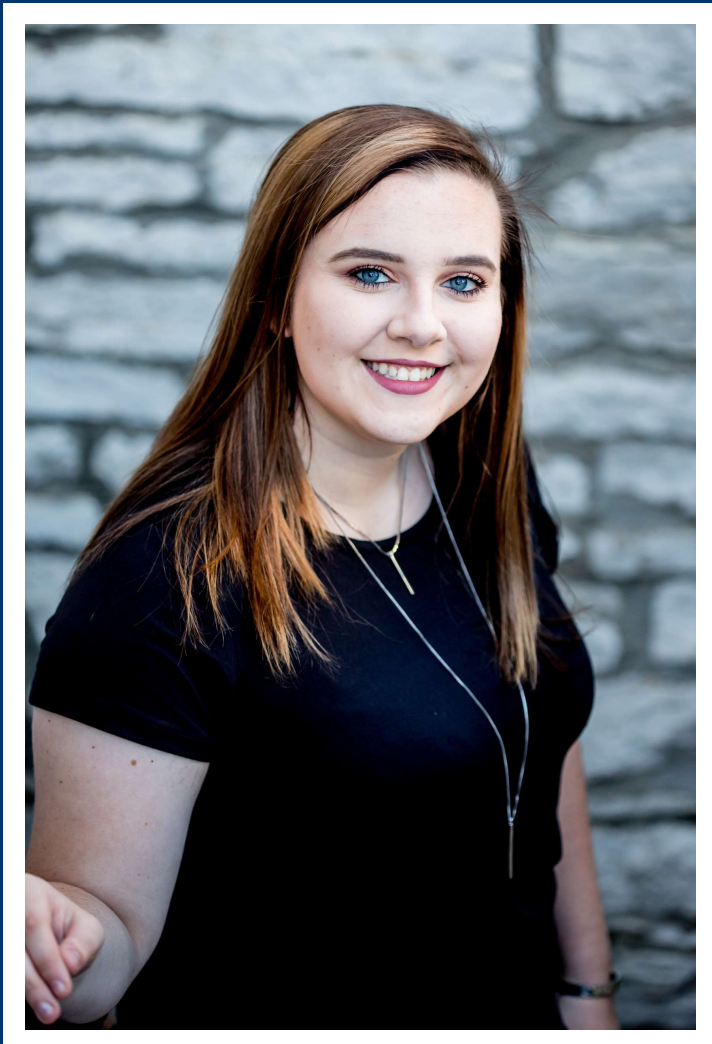




**Hawkeye  
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**CONTACT ME TO SCHEDULE A TOUR!**

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*Olivia Teno*

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