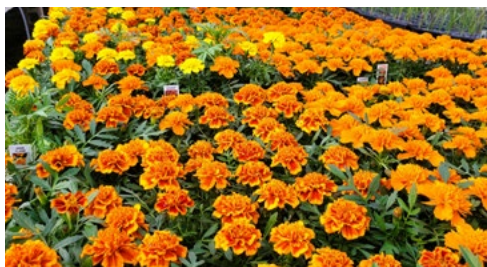


PRIME COMMERCIAL GREENHOUSE PROPERTY FOR SALE | BOONE COUNTY

Discover a rare opportunity to own and operate a thriving greenhouse business in the heart of Boone County, Iowa. Hill Top Greenhouse, located near Ogden, Iowa, has been a staple in the community for nearly 50 years. This established, turn-key operation is ready for new ownership to carry on its legacy of excellence.



PROPERTY HIGHLIGHTS

- **Location:** Located adjacent to US Highway 30 for easy access to surrounding communities.
- **Facilities:** Metal frame poly greenhouse structures providing approximately 64,000 square feet of space for plant cultivation, retail sales, and operational efficiency.
- **Land:** Expansive property covering 5.79 acres m/l with ample parking, outdoor display areas, and room for expansion or diversification.
- **Equipment:** Includes all essential greenhouse equipment, ensuring a seamless transition for the new owner.



SCAN TO VIEW
THIS LISTING
ONLINE!

BUSINESS FEATURES

- **Established Reputation:** A trusted name with a strong wholesale and retail customer base built over decades.
- **Diverse Product Offerings:** Specializing in annuals, perennials, succulents, vegetables, and herbs.
- **Growth Potential:** Opportunities to expand product lines, introduce events, or offer landscaping services.

Whether you're an experienced horticulturist looking to expand or an entrepreneur seeking a flourishing business, Hilltop Greenhouse offers immense potential. Take advantage of this exceptional opportunity to own a proven establishment in Central Iowa.

The owner will assist with operations and the transition to new ownership. Please note plant inventory is continuously changing. Business financials are available upon request. Contact listing agent for details.

Zoned Commercial | 5.79 Acres M/L | Listing #18260 | Call for Price



Directions: From Ogden, Iowa: Travel east out of town for approximately 2.8 miles on US Highway 30 until reaching 222nd Drive. Turn right (south) onto 222nd Drive. The property will be on the east side of 222nd Drive.

Utility Providers: Water - City of Ogden, Natural Gas - Black Hills Energy, Liquid Propane - Quick Oil Perry, Iowa, Electric - Midland Power, Phone and Fiber Optic - Ogden Telephone, Sewage - Private Septic. Two heating sources have been installed one sourced from natural gas and the second sourced from liquid propane. The propane tanks located on the property are leased. A recorded easement is in place for a natural gas line that runs through the property.



BRANDON BERGQUIST
515.509.5912 | IA LIC S7021000
Brandon@PeoplesCompany.com

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