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# HOME FOR SALE

2984 Union Ave | Adair, Iowa

OFFERED AT  
**\$160,000**

## Highlights:

- Large, nice machine shed 42x72
- Boundary fence
- 1020 sq ft on main floor, 440 sq ft on second floor with 2 bedrooms, and 640 sq ft tile basement



**For additional information, please contact:**

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# Property Information

## Directions to Property:

Go four miles north of Adair on N54 to F63 (310th), turn west three miles to Union Ave, Then north on Union 1 1/4 miles to property.

## Property Description:

This is a nice level 5 acre site. Buildings consist of home, 42x72 machine shed, a 15x20 ft open front shed, and a 18x36 open front shed. New septic!

## Community Features:

Adair is the closest town. Guthrie Center is next closest.

## School District:

Adair/Casey

## Lot Size:

5.07 acres

## Price:

\$160,000

## Taxes:

\$944

## Aerial Map



Information provided was obtained from sources deemed reliable, but the broker makes no guarantees as to its accuracy. All prospective buyers are urged to inspect the property, its title and to rely on their own conclusions. Seller reserves the right to refuse any or all offers submitted and may withdraw the property from offering without notice. Farmers National Company and its representatives on the reverse side are the Designated Agents for the seller.

Location Map



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