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LAND FOR SALE

37.72± Acres, Fayette County, Iowa

OFFERED AT
\$259,000

Highlights:

- 11.03 acres cropland
- Remaining acres are being pastured
- Great recreational/hunting property

For additional information, please contact:
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Property Information

Directions to Property:

From Fayette, go west on Highway 93 for five and one-half miles to Q Avenue. Turn left and go one mile south. Property will be on the east side of the road.

Legal Description:

The North 60 acres of the Northwest Quarter of Section 33 except Parcel B and the South 40 acres of the Southwest Quarter of Section 28, except Parcel A, all in Township 93 North, Range 9 West of the 5th P.M., Fayette County, Iowa.

Property Description: Mostly pasture/recreational land with 11.03 acres of cropland.

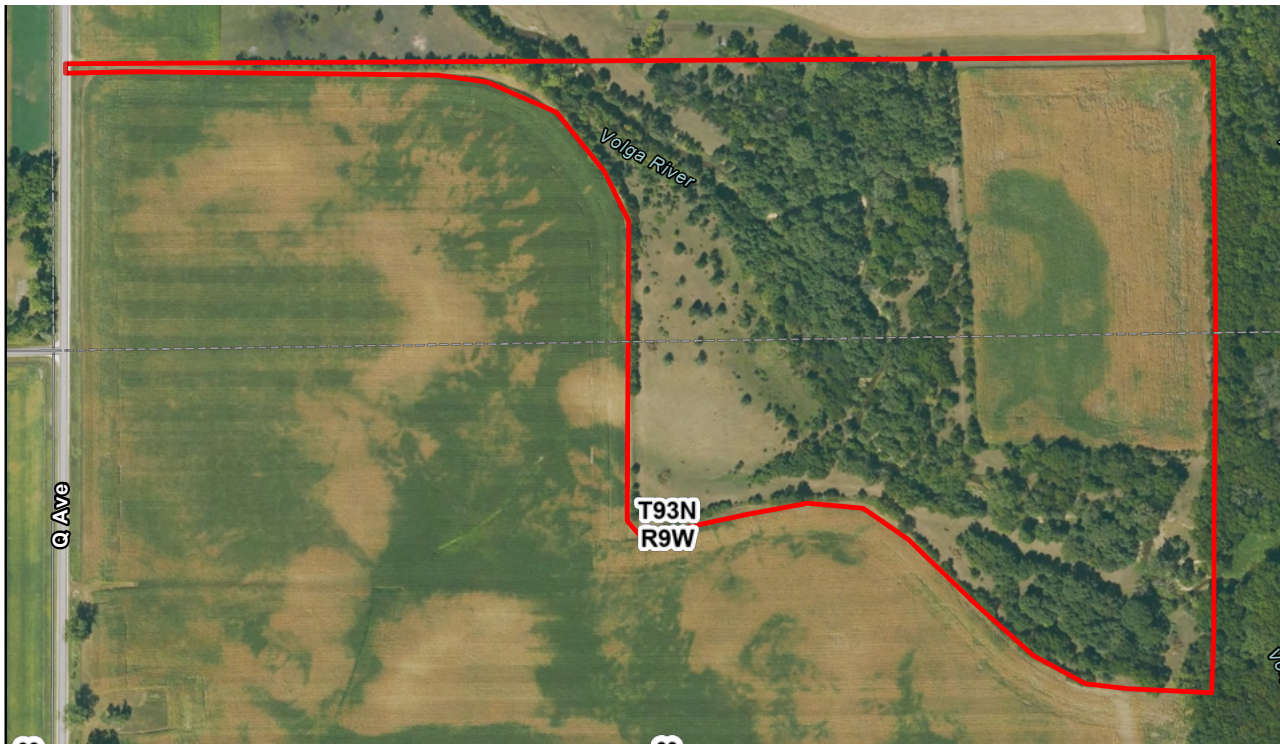
Farm Data:

Cropland	11.03 acres
Other	<u>26.69 acres</u>
Total	37.72 acres

2024-2025 Taxes: \$1,072.39

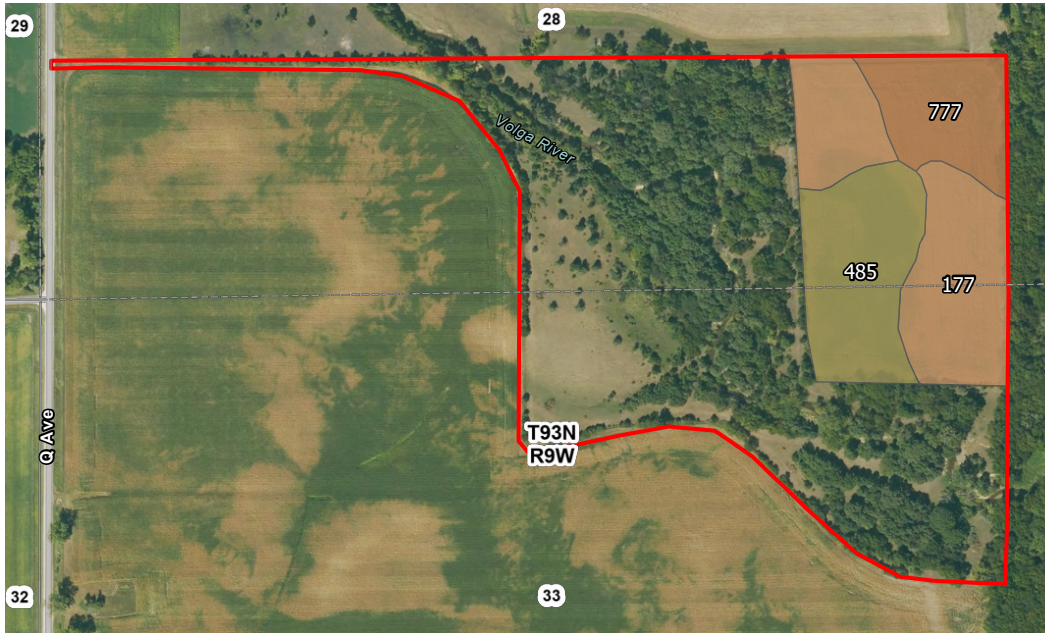
Price: \$259,000

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.

Soil Map



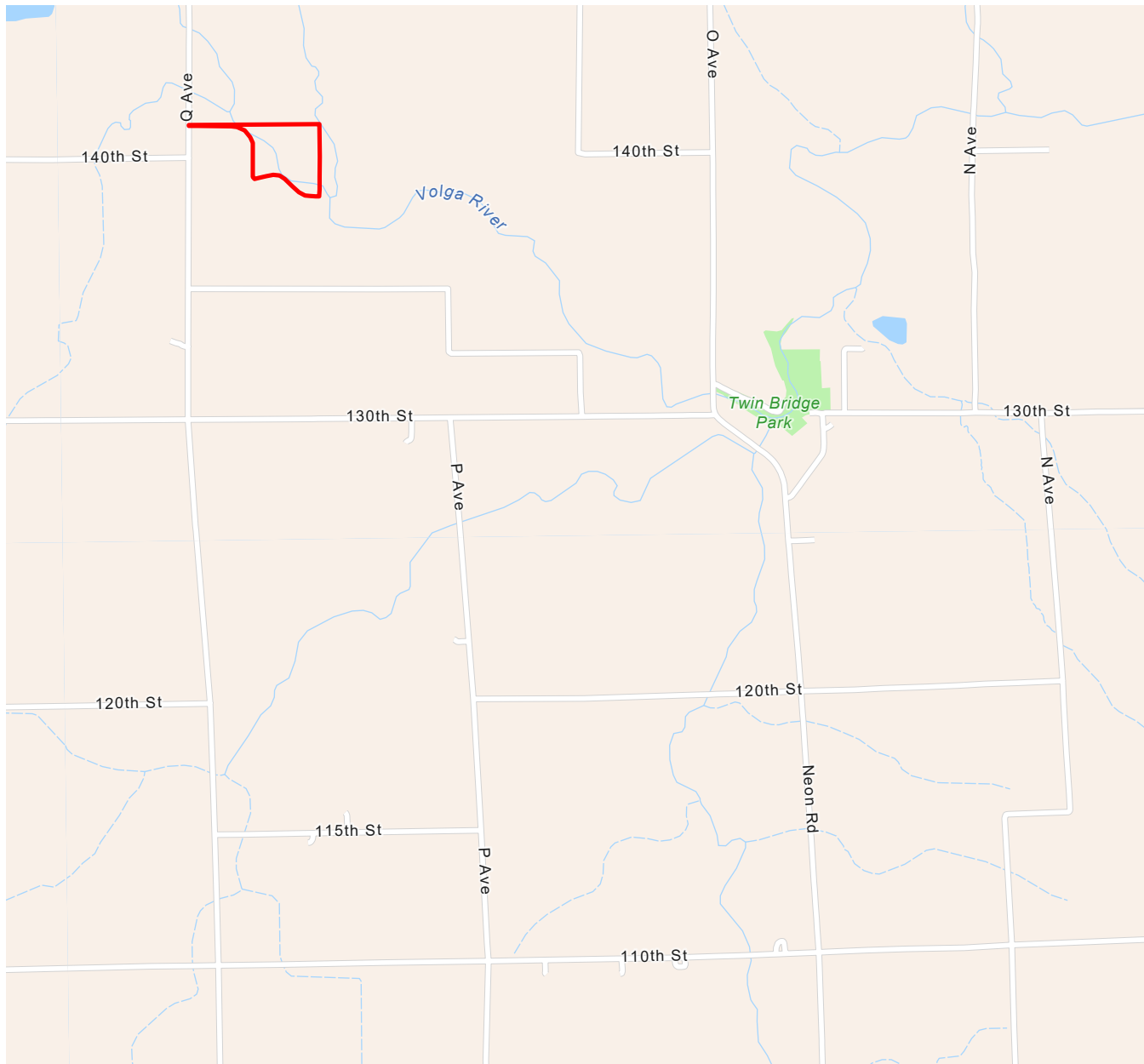
Map Symbol	Name	Non-IRR LCC	CSR2	ACRES
177	Saude loam, 0 to 2 percent slopes	2s	60	5.3
485	Spillville loam, 0 to 2 percent slopes, occasionally flooded	2w	76	3.9
777	Wapsie loam, 0 to 2 percent slopes	2s	49	2.6
TOTAL			62.9	11.8



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Location Map



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