

LAND FOR SALE

LISTING #17114

PRICE: \$170,000 (\$8,985/Acre)

DESCRIPTION: A hard-to-find, smaller recreational farm in Lucas County, Iowa. This farm features 18.92 surveyed acres, a pond, a wetlands area, mature timber, and multiple building site(s). This farm is located in an area known to have good numbers of turkeys and deer. The timber has a lot of big hardwood trees including many oak and walnut trees. The pond was recently rebuilt and has good fishing. In the last couple of years, the seller installed a driveway lane that leads to the pond and 2 areas that were cleared to build a home and metal building. In addition, the seller built a 1-acre m/l wetland area that often has ducks and geese on it.

DIRECTIONS: From Lucas, Iowa, head west on Highway 34 to 120th Ave, go south to 477th Street, go west to 110th Ave, and finally head north to the property on the east side of the road. Look for Peoples Company for sale sign.

MIKE NELSON

C: 641.223.2300

O: 515.222.1347

MikeNelson@PeoplesCompany.com

18.92 ACRES M/L

LUCAS COUNTY, IOWA



PEOPLESCOMPANY.COM



855.800.LAND