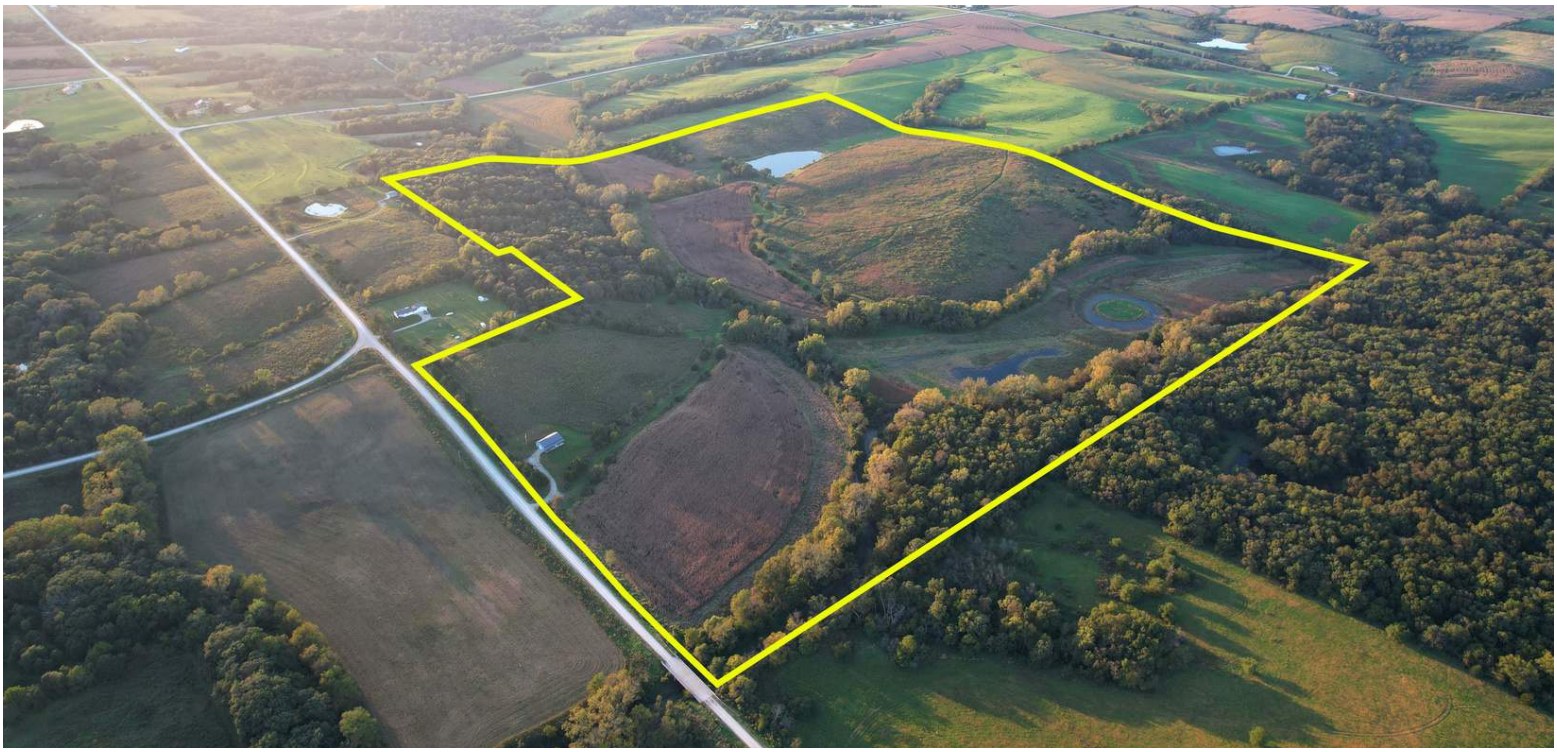
CLARKE COUNTY, IOWA

SOUTHERN IOWA RECREATIONAL TRACT

11873 Doyle Street | Osceola, IA 50213



144.39 ±
ACRES

$1,094,400
LIST PRICE

PROPERTY HIGHLIGHTS

- Newly constructed 28'x48' metal pole building with electric, water & stubbed in plumbing
- Well-maintained hunter's paradise
- Prime habitat for whitetails, turkey, upland birds & waterfowl
- 1.5 Acre stocked pond & established trails
- 73.67 CRP acres generating $17,531 annually, contracts expiring in 2027, 2032 & 2052
- Annual Taxes $2,554



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LAND. PURPOSE. LEGACY.

Ryan Ammons, Broker, Licensed in Iowa. Alan Ammons, Broker Associate, Licensed in Iowa & Missouri. All Agents Licensed in Iowa.The above information, although believed to be accurate, is not warrantied or guaranteed by the owner, listing firm, or listing agent.

AERIAL MAP

BOUNDARY LINES ARE APPROXIMATE



Boundary Center: 40° 56' 42.13, -93° 51' 17.46

0ft 504ft 1008ft

16-71N-26W
Clarke County
Iowa

8/19/2024

Maps Provided By:

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