

Land For Sale

ACREAGE:

4.75 Acres, m/l

LOCATION:

Delaware County, IA

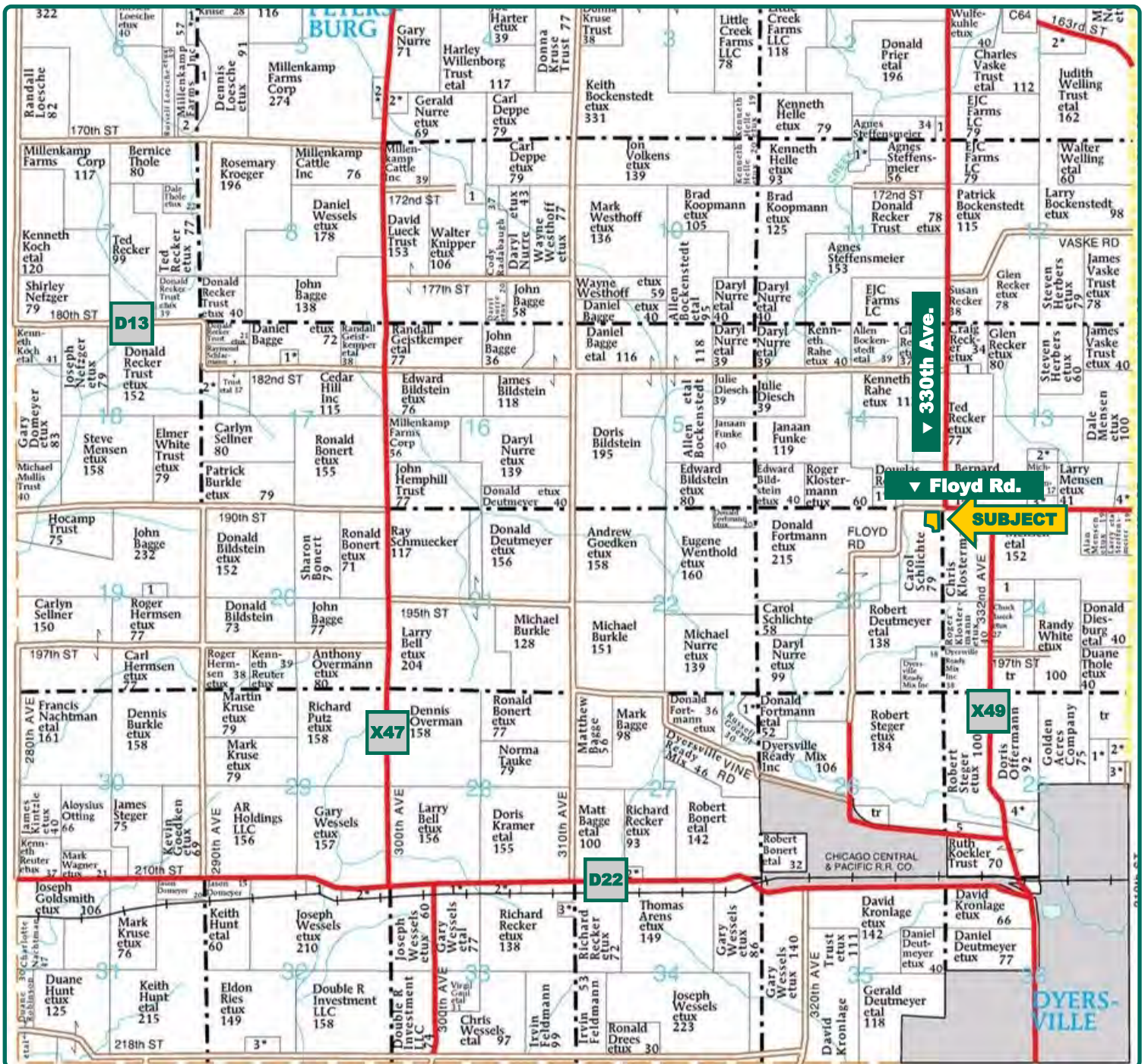


Property Key Features

- Located 200 ft. from a hard surface road
- Multiple outbuildings & pasture create an excellent opportunity for livestock
- New windows installed on main level of house in 2017

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Bedrooms: 4
Bathrooms: 1 1/2
Total Finished SF: 2,600
Address:
3294 Floyd Rd.
Dyersville, IA 52040

Open House
Monday, October 15, 3-5:30 pm

Property Information

4.75 Acres, m/l

Location

1 mile west and 1 mile north of Dyersville, IA.

Legal Description

Section 23, Township 89 North, Range 3 West of the 5th P.M., Delaware County, IA.

Price & Terms

- \$180,000

Possession

Negotiable. Subject to lease.

Estimated Real Estate Tax

Taxes Payable 2018 - 2019: \$1,475
Net Taxable Acres: 4.75

Taxes and acres estimated due to survey of property.

School District

Western Dubuque Schools

Water & Well Information

Drilled well. Well includes a new pump installed in July, 2018.

Dwelling

- 2 -Story Frame, built in 1900
- Living area 2,600 sq. ft.
- 4 Bedroom
- 1 Full Bath / 1 Half Bath
- Full Unfinished Basement

Survey

Property will be surveyed at Seller's expense prior to closing to separate acreage from the farmland.

Buildings/Improvements

- 30' x 78' Dairy Barn built in 1982
- 16' x 22' Milk House built in 1982
- 22' x 16' Steel Grain Storage Bin built in 1979
- 50' x 80' Steel Utility Bldg. built in 1991
- 40' x 100' Steel Utility Bldg. built in 1996

Comments

Rare opportunity in Delaware County to purchase an acreage located right off a hard surface road. This acreage is an ideal setup for a small family farm.

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View looking southwest



View looking east



Southwest corner of house



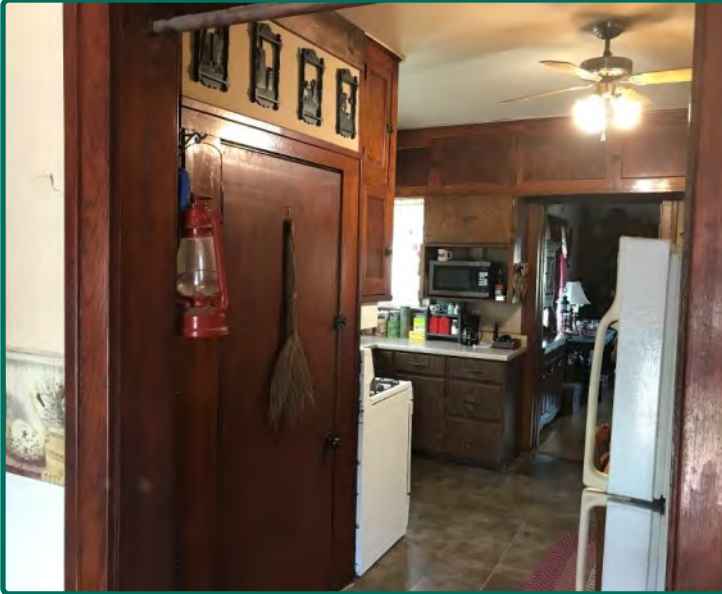
Rear view of house



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Kitchen



Kitchen



Dining room



Hardwood floors



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Living room



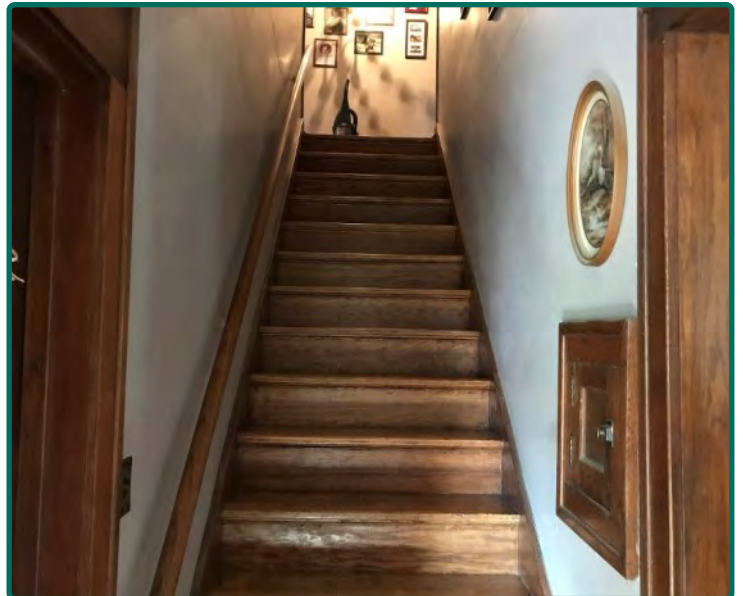
Sitting room



Half bathroom



Wooden staircase



Master bedroom



Bedroom 2



Bedroom 3



Bedroom 4



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Full bathroom



50' x 80' Utility building



Excellent shelter for livestock



Horse stalls



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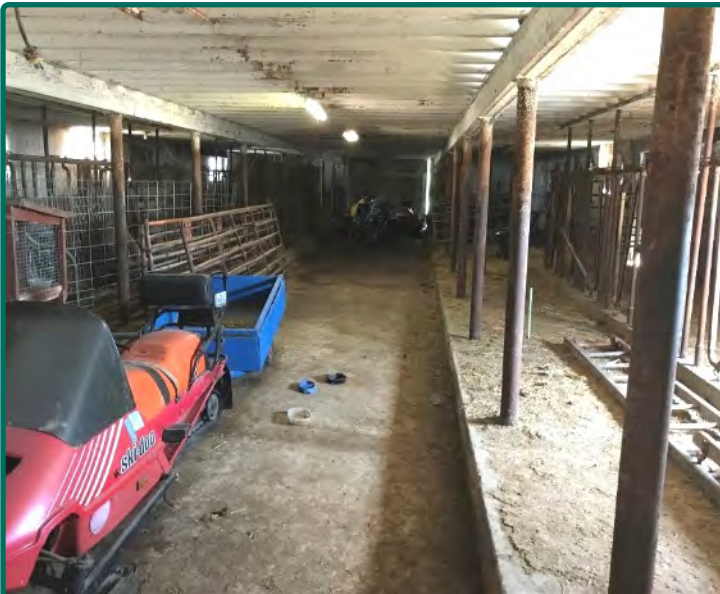
40' x 100' Utility building



40' x 100' Utility building



Milk house



Milk house



The information gathered for this brochure is from sources deemed reliable, but cannot be guaranteed by Hertz Real Estate Services or its staff. All acres are considered more or less, unless otherwise stated. All property boundaries are approximate.

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