

Land For Sale

ACREAGE:

9.00 Acres, m/l

LOCATION:

Linn County, IA

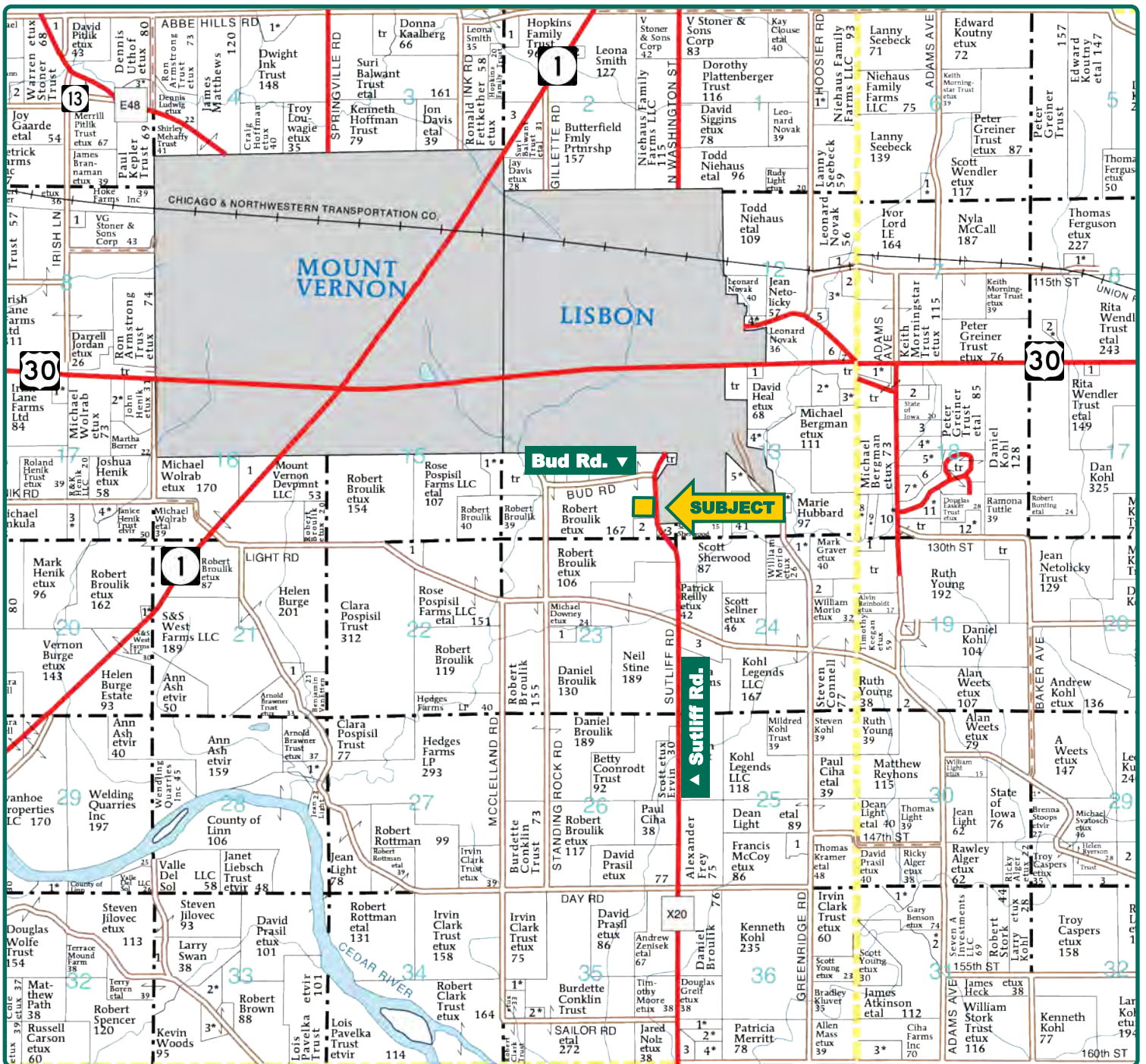


Property Key Features

- **Attractive Linn County Building Site**
- **Located on a Hard-Surface Road South of Lisbon**
- **Mature Oak Timber**

Troy Louwagie, ALC
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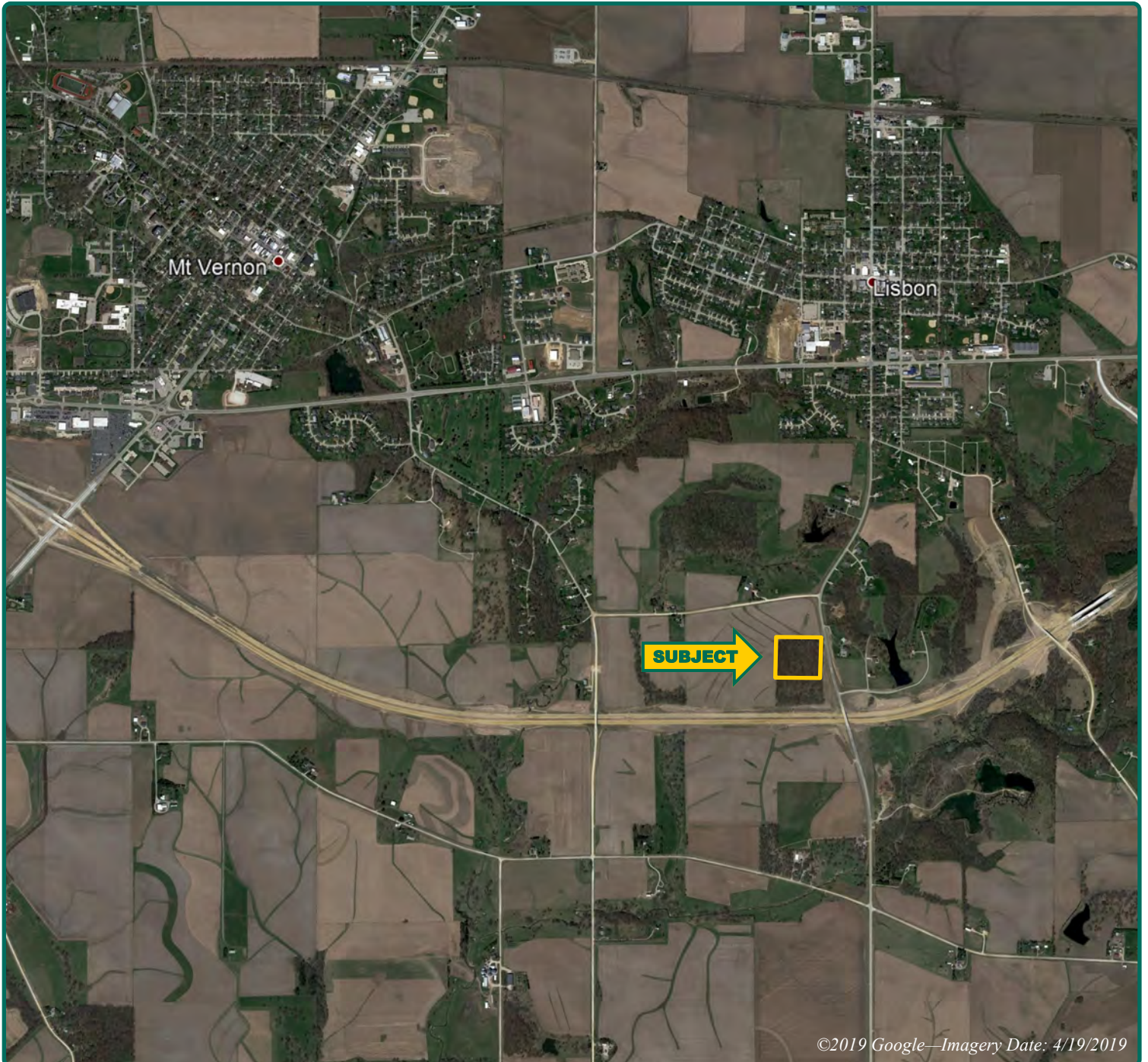
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Forest Reserve Acres: 9.05

Property Information

9.00 Acres, m/l

Location

From Lisbon: 1 mile south on Sutliff Road. The property is located on the west side of the road.

Legal Description

The NW¼ of the SE¼ of the SE¼ except the highway, all located in Section 14, Township 82 North, Range 5 West of the 5th P.M., Linn County, Iowa.

Price & Terms

Price Reduced!

- ~~\$225,000~~ \$184,500
- ~~\$25,000/acre~~ \$20,500/acre
- 5% down upon acceptance of offer; balance due in cash at closing

Possession

Negotiable

Real Estate Tax

Taxes Payable 2019 - 2020: \$0.00

Net Taxable Acres: 9.05*

**All 9.05 acres are currently enrolled in the Forest Reserve Program and are not being taxed.*

Land Description

Gently rolling.

Comments

This is an attractive Linn County building site located south of Lisbon along a hard-surface road.

Additional Land

Seller has additional land available for sale north and south of this property. See Additional Land Aerial Map.

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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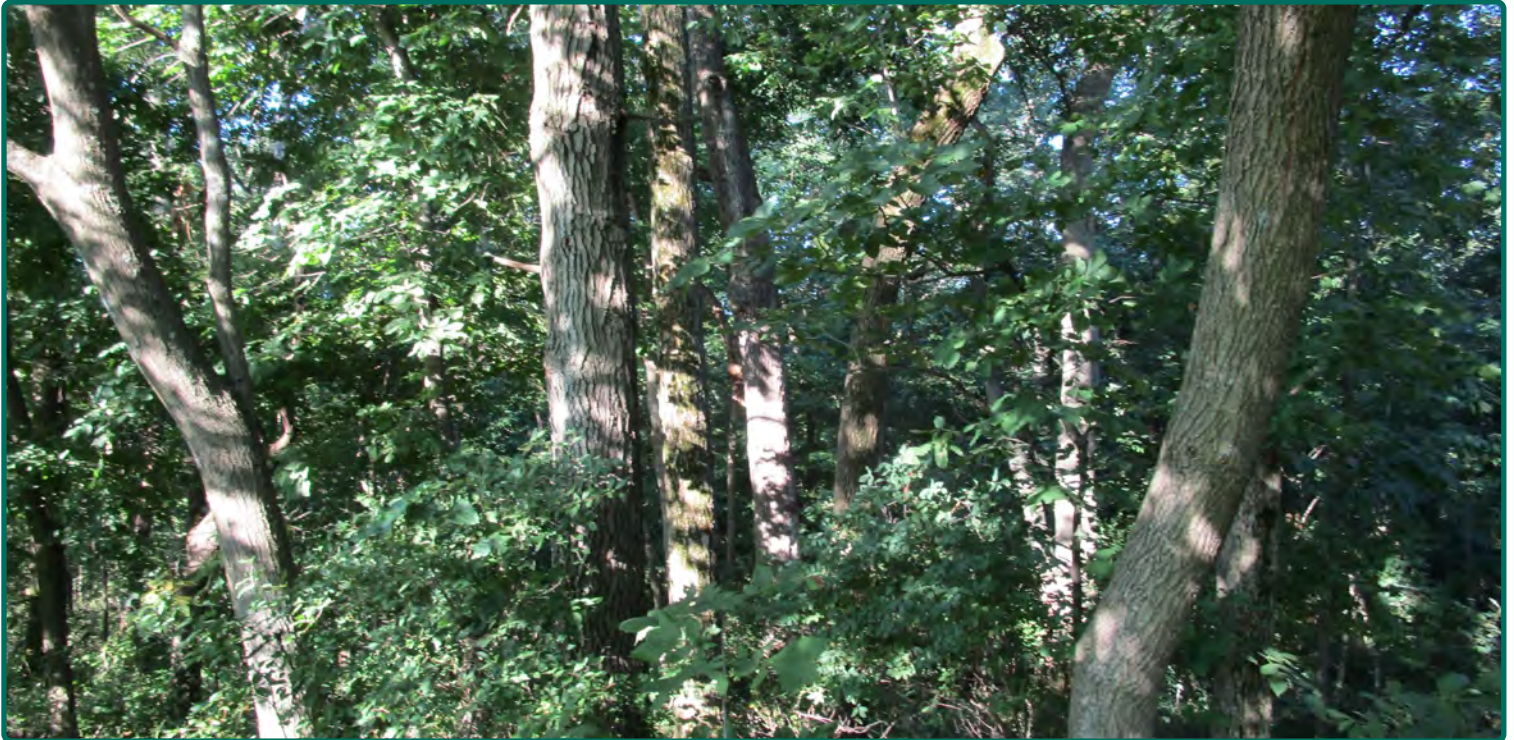
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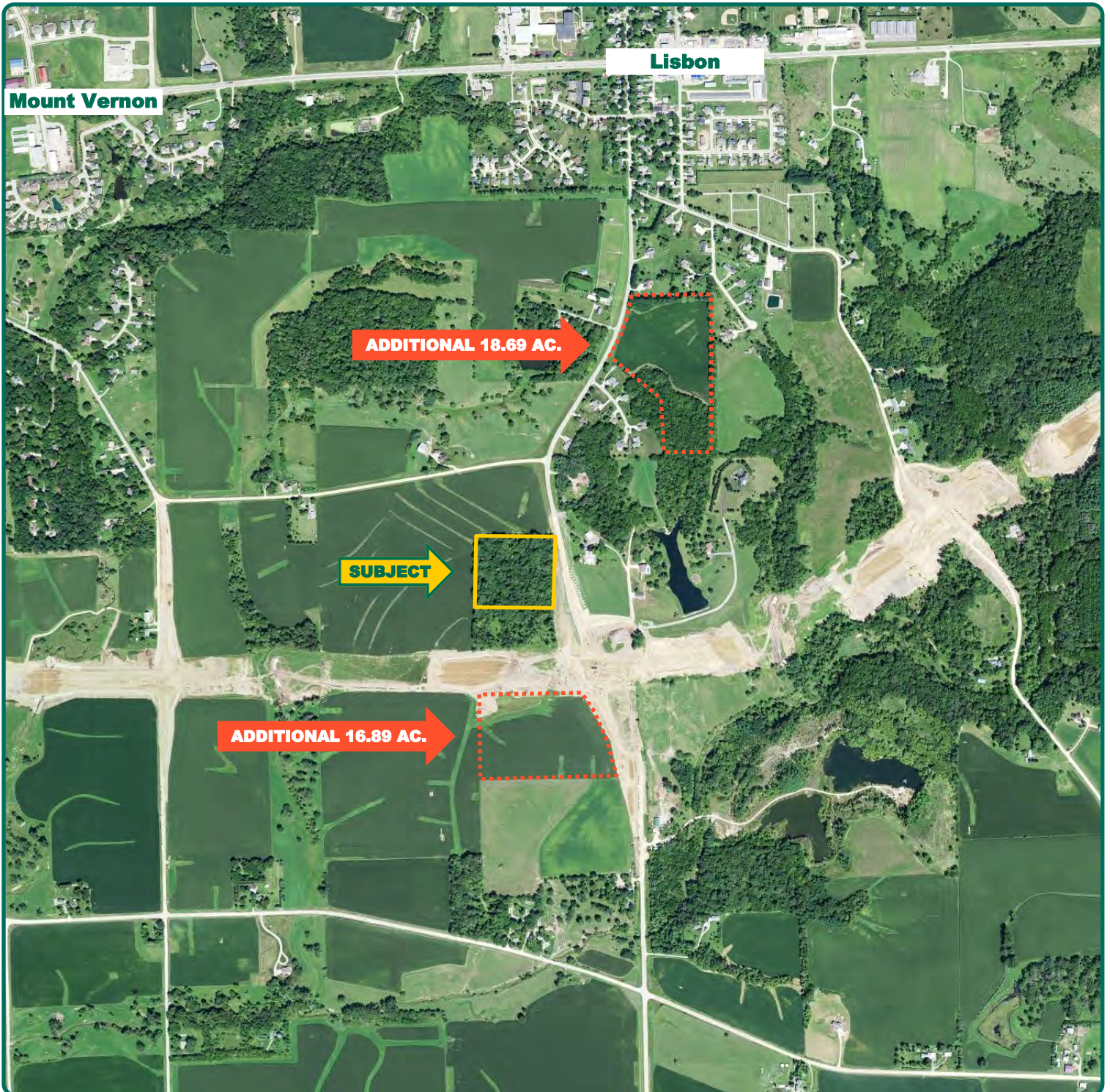
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