

LAND FOR SALE

LISTING #16329

PRICE: \$110,000

DESCRIPTION: Peoples Company is pleased to offer this excellent opportunity to acquire a uniquely placed acreage in Decatur County, IA. The 8 acres m/l is located just off IA Highway 2 west of Decatur City and Interstate 35. This property would make an exceptional place to build your future home right off pavement and with rural water availability. With abundant wildlife surrounding, it's not uncommon to catch deer and turkey strolling across the property. This property includes mature timber and a creek bottom for scenic views throughout the seasons.

Southern Iowa Rural Water has a 2" water line running along the south edge of the property on the north edge of Elkhorn road allowing for optimal water and quick hookup.

Property is subject to a survey and will need to be split prior to closing.

DIRECTIONS: From Interstate 35 take exit 12 for Decatur City and travel west on IA Highway 2 for approximately five miles. Turn north onto 140th Avenue. The property will be located on the west side of the gravel road. Look for Peoples Company signs.

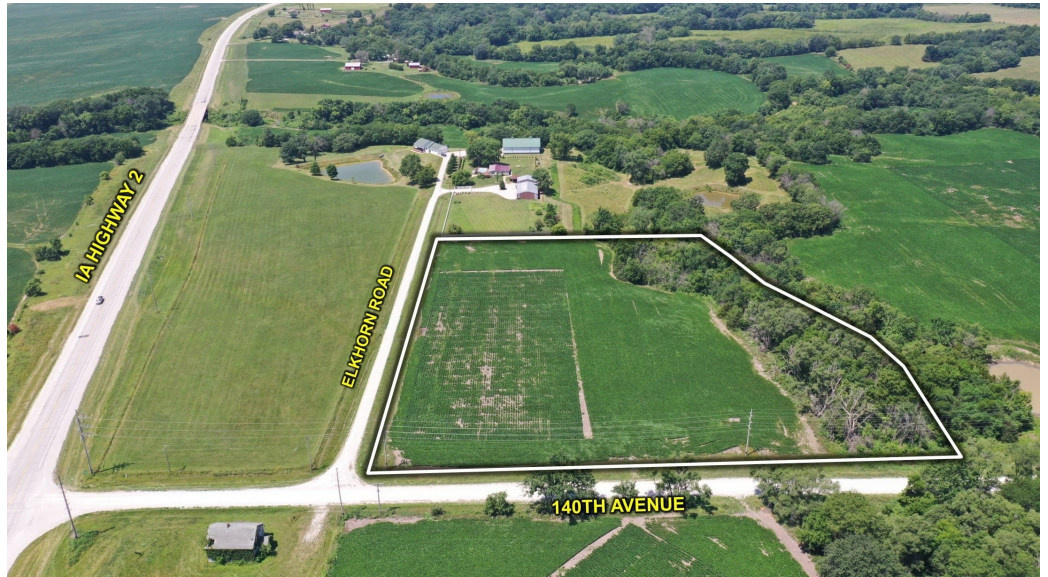
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