

LAND FOR SALE

# DIVERSE 35 +/- ACRES IN CENTRAL STEPHENSON COUNTY ILLINOIS

COUNTY: **STEPHENSON**  
STATE: **ILLINOIS**  
ACRES: **35**



## PROPERTY FEATURES

- 18 +/- tillable acres
- 16 +/- wooded acres
- Buildable for a single-family residence
- 1,100 +/- feet of Yellow Creek frontage
- Established campsite overlooking Yellow Creek
- Large deer & turkey population
- Recreational opportunities including hunting, fishing, camping, or ATV riding
- Timber value
- 2024 taxes totaled \$774
- 5 minutes to Freeport, Illinois
- 45 minutes to Rockford, Illinois
- 1 hour 30 minutes to Chicago suburbs



For more information, contact:

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**MidwestLandGroup.com**

This property is being offered by Midwest Land Group, LLC, 7111 W. 151st Street, Ste. 27, Overland Park, KS 66223, 913.674.8010. Licensed in AL, AR, IA, IL, IN, KS, KY, LA, MN, MO, MS, MT, NE, OH, OK, SD, TN, TX, WI, and WY.

