

LAND FOR SALE

40 +/- ACRE HUNTING FARM WITH GREAT INCOME

COUNTY: **DECATUR**
STATE: **IOWA**
ACRES: **40**



PROPERTY FEATURES

- \$6,538 annual CRP income through September 2040
- Thompson River frontage along the southeast corner
- Established tree plantings providing exceptional cover
- Mature hardwood timber component
- Approximately 1 acre designated for food plot development
- Documented shed antlers found on the property
- Abundant deer and turkey sign
- Proven southern Iowa whitetail area
- Less than one hour from the Des Moines metro
- Shown by appointment only

For more information, contact:

KOREY O'DAY, Land Broker

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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.

