Legal: The Northwest Quarter of the Northwest Quarter (NW1/4 NW1/4) of Section Eight (8), Township Ninety-four (94) North, Range Thirty-three (33) West of the 5th PM, Palo Alto County, Iowa, minus a surveyed 6.55 acre tract.

Description: The Myers farm is an inside, gently rolling nearly all tillable tract of farmland. The farm contains 32.03 FSA crop acres. Currently, 30.51 acres are enrolled in two CRP contracts. An open county ditch crosses the southeast corner of the farm. The farm is bordered on the north by 460th St.

Soils: Clarion, Canisteo, Colo, Webster
CSR2 82.4 CSR 71.4

FSA Information
Cropland acres 32.03
CRP contracts:
28.81 acres @ $331.24/ac 2016-2026
1.7 acres @ $300/ac 2017-2032

RE Taxes: $ 750 annually (estimated)
Possession: At close.

Broker's Note: The ACRE Co. is pleased to be selling the Myers Palo Alto County farm. Land Buyers, looking for a quality small land investment that makes sense? Here is a CRP farm with excellent soils that offers generous income plus a huge recreational opportunity. Big CRP payments and hunting make for a great mixture. Give us a call at The ACRE Co. and take a look! You’ll love the Myers farm.

Price: $262,020.00
$7940 per acre

Call us to sell your farm!

Jon Hjelm, ALC  712-240-3529
Chuck Sikora  712-260-2788

Information contained herein is gathered from sources deemed reliable but cannot be guaranteed by The ACRE Co.
Call Chuck to sell your farm!