

# Midwest Land Management FOR SALE

## 28 Acres With Morton Building



1770 275th Street, Spencer, IA

- ♦ 28.192 surveyed acres
- ♦ Located 4¼ miles northwest of Fostoria
- ♦ 40' x 60' Morton Building with 14' walls & concrete floor
- ♦ Iowa Lakes Electric electricity on site
- ♦ Well on site with rural water nearby
- ♦ Morton Building insulation for interior & steel sheeting for inside ceiling included in sale for installation by new owner.
- ♦ All material on site will be removed by seller.
- ♦ Annual Real Estate Taxes: \$1,582



**Broker's Note:** The opportunities are endless with this 28 acre open site. Whether you want an area for livestock grazing, recreational hunting, or just an open space to get away, this site fits what you are looking for. With electric on site and a nice Morton Building, this site has potential for anyone looking to build in the country.

Price: \$325,000

**Greg Reif, Owner**

**For More Information Call Shane Brant • 712-301-4664**

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**MIDWEST LAND**  
MANAGEMENT

Property information provided was obtained from sources deemed reliable, but the Broker or Seller makes no guarantees as to its accuracy. Average CSR information was obtained from Surety/Agri Data. All prospective buyers are urged to fully inspect the property, its conditions and to rely on their own conclusions. All sketches, dimensions and acreage figures in this information are approximate or "more or less".