

CLARKE COUNTY, IA

LAND AVAILABLE | LISTING # 14498

80
ACRES M/L | **\$3,650/ACRE**

MIKE NELSON | 641.223.2300 | MIKENELSON@PEOPLES COMPANY.COM

80 Acres m/l in Clarke County, Iowa. Solid investment farm with \$12,829 of CRP income and good future farming potential. 69.73 tillable acres with a CSR2 of 46.3. The CRP native grasses are established. As a result this farm has good upland bird hunting opportunities.

DETAILS

69.73 total CRP acres paying \$12,829 per year
21.88 acres of CRP paying \$2,816 till 2020
37.3 acres of CRP paying \$7,677 till 2023
3 acres of CRP paying \$611 till 2024
7.55 acres of CRP paying \$1,724 till 2025

IMPROVEMENTS

Terracing
Tile
Ponds
Food Plots

