Wapello County, Iowa

40 ACRES M/L

Listing #16470

SELLER: The Estate of Peggy McAllister Administer of the Estate: Verle W. Norris



ATTORNEY FOR THE ESTATE: Verle W. Norris, Attorney at Law

The Law Office of Verle W. Norris

EXCELLENT VARIETY OF BIG TIMBER • CLOSE PROXIMITY TO OTTUMWA • EXCELLENT RECREATIONAL & HUNTING OPPORTUNITIES •

NOVEMBER 18TH AT 10:00 AM Bridgeview Event Center - 102 Church St - Ottumwa, Iowa 52501

Peoples Company is pleased to be representing The Estate of Peggy McAllister with the auction of 40 acres m/l located just east of Ottumwa, Iowa. This farm contains an excellent variety of big timber including walnut and other hardwoods. With the close proximity to Ottumwa, this 40 acres m/l would make an ideal location for all of your recreational activities, including hunting, camping, trail riding, mushroom hunting, and more! This property is accessed through a deeded easement with pavement access.

This farm will be offered via a live Public Auction that will take place at 10:00 AM on Friday, November 18, 2022, at the Bridgeview Event Center located at 102 Church Street in Ottumwa, Iowa. The land will be sold as one tract and on a price per acre basis. This auction can also be viewed through the Peoples Company mobile bidding app and online bidding will be available.



DIRECTIONS

From the center of Ottumwa, IA head east on Hwy 34, across Hwy 63 till the pavement ends. Head southeast on 73rd Street for 2.4 miles to the property which will be on the north side of the road.



JARED R. CHAMBERS Agent / Auctioneer 641.414.0234 | Jared@PeoplesCompany.com Complete Terms & Conditions Can Be Found At PeoplesCompany.com Under Listing #16470

MIKE NELSON Agent 641.223.2300 | MikeNelson@PeoplesCompany.com





All information, regardless of source, is deemed reliable but not guaranteed and should be independently verified. The information may not be used for any purpose other than to identify and analyze properties and services. The data contained herein is copyrighted by Peoples Company and is protected by all applicable copyright laws. Any dissemination of this information is in violation of copyright laws and is strictly prohibited.