

Warren County, Illinois 36.5 Acres of Land for Sale
000 90th Street
Monmouth, IL 61462

\$274,000
36.49± Acres
Warren County



**Warren County, Illinois 36.5 Acres of Land for Sale
Monmouth, IL / Warren County**

SUMMARY

Address

000 90th Street

City, State Zip

Monmouth, IL 61462

County

Warren County

Type

Farms, Recreational Land, Hunting Land

Latitude / Longitude

40.9934 / -90.6111

Acreage

36.49

Price

\$274,000

Property Website

<https://landguys.com/property/warren-county-illinois-36-5-acres-of-land-for-sale/warren/illinois/98996/>



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PROPERTY DESCRIPTION

36.5± Acres with Build Site, Tillable Income, and Pasture | Warren County, Illinois

This 36.5± acre property in Warren County, Illinois offers a versatile mix of farmland income, pasture, and a potential rural build site near Monmouth. The property provides an excellent opportunity for buyers looking to build a home in the country while maintaining income-producing land and space for livestock or recreational use.

The farm includes approximately 14 acres of productive tillable ground currently suitable for row crop production. The remaining acreage features pasture ground and partial timber, creating a balanced layout that works well for small-scale farming, cattle grazing, or hobby farm operations.

A small creek runs through the middle of the property, providing a natural water source and adding to the character of the land. The property also includes a good storage barn along with an older corn crib, offering useful storage for equipment, hay, or livestock needs.

With road access, multiple land uses, and a great rural setting, this Warren County tract is well suited for buyers seeking a homesite with income potential and agricultural flexibility.

Property details

- Acreage: 36.5± acres
- County and state: Warren County, Illinois
- Nearest town: Monmouth, Illinois
- Location note: Located in rural Warren County near Monmouth
- Approximately 14 acres of tillable farmland
- Pasture ground suitable for cattle or livestock
- Partial timber providing wildlife habitat
- Small creek running through the property
- Storage barn on site
- Older corn crib structure
- Potential rural homesite

Key features

- 36.5± acres in Warren County, Illinois
- Located near Monmouth, Illinois
- Approximately 14 acres of tillable farmland
- Row crop income potential
- Pasture ground for cattle or livestock
- Partial timber for habitat and recreation
- Small creek running through the property
- Potential rural homesite location
- Existing storage barn
- Older corn crib on the property
- Great property for hobby farming
- Combination of income, pasture, and recreation
- Peaceful rural setting

Frequently asked questions

How many acres are included in this Warren County property?

This property includes approximately 36.5 acres of land. The acreage provides a balanced mix of farmland, pasture, timber, and building potential. It is well suited for a small farm, rural homesite, or recreational property.

How much of the property is tillable farmland?

About 14 acres of the property are currently considered tillable. These acres can be used for row crop production or leased for farm income. The tillable ground also provides opportunities for wildlife food plots if desired.

Can this property be used for cattle or livestock?

Yes, the property includes pasture ground suitable for cattle or other livestock. The mix of open ground and water access makes it a good option for small-scale grazing operations. The layout also works well for hobby farming.

Is there a water source on the property?

Yes, a small creek runs through the middle of the property. This creek provides a natural water source and adds to the scenic character of the land. Water features can also benefit livestock and local wildlife.

Are there any buildings on the property?

Yes, the property includes a good storage barn and an older corn crib. These structures can be used for equipment storage, hay, or farm supplies. Having existing buildings adds functionality for future owners.

Is there a good place to build a home?

Yes, the property offers a strong potential building location. The layout allows space for a rural home while still maintaining farmland and pasture uses. Buyers should confirm building requirements with Warren County before construction.

What type of buyer would this property be best for?

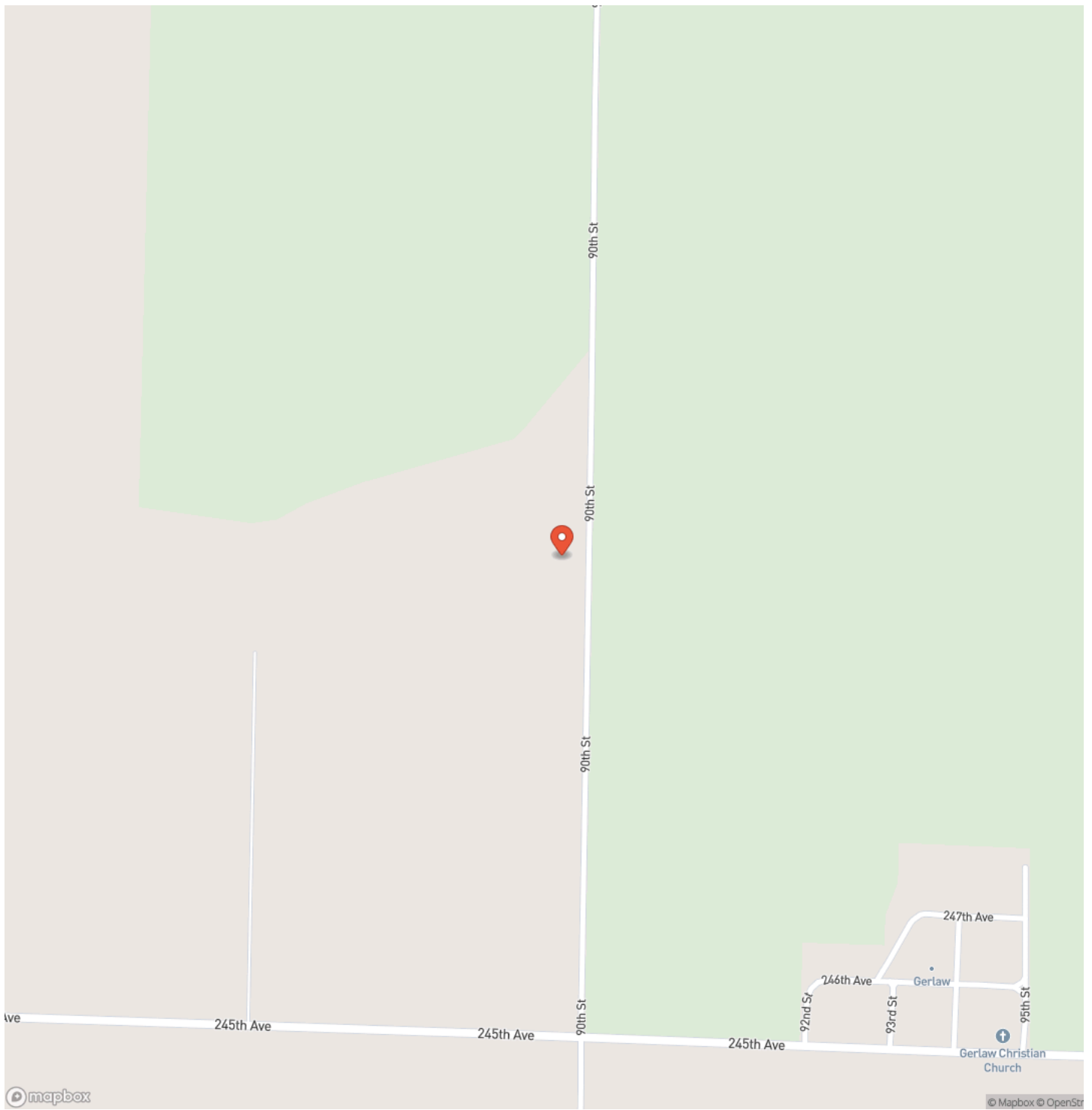
This property is ideal for buyers looking for a small farm, hobby farm, or country homesite. It offers a mix of income potential, livestock space, and recreational land. The diversity of the property allows for several different uses.

Every Property Tells a Story. Let LandGuys Tell Yours.

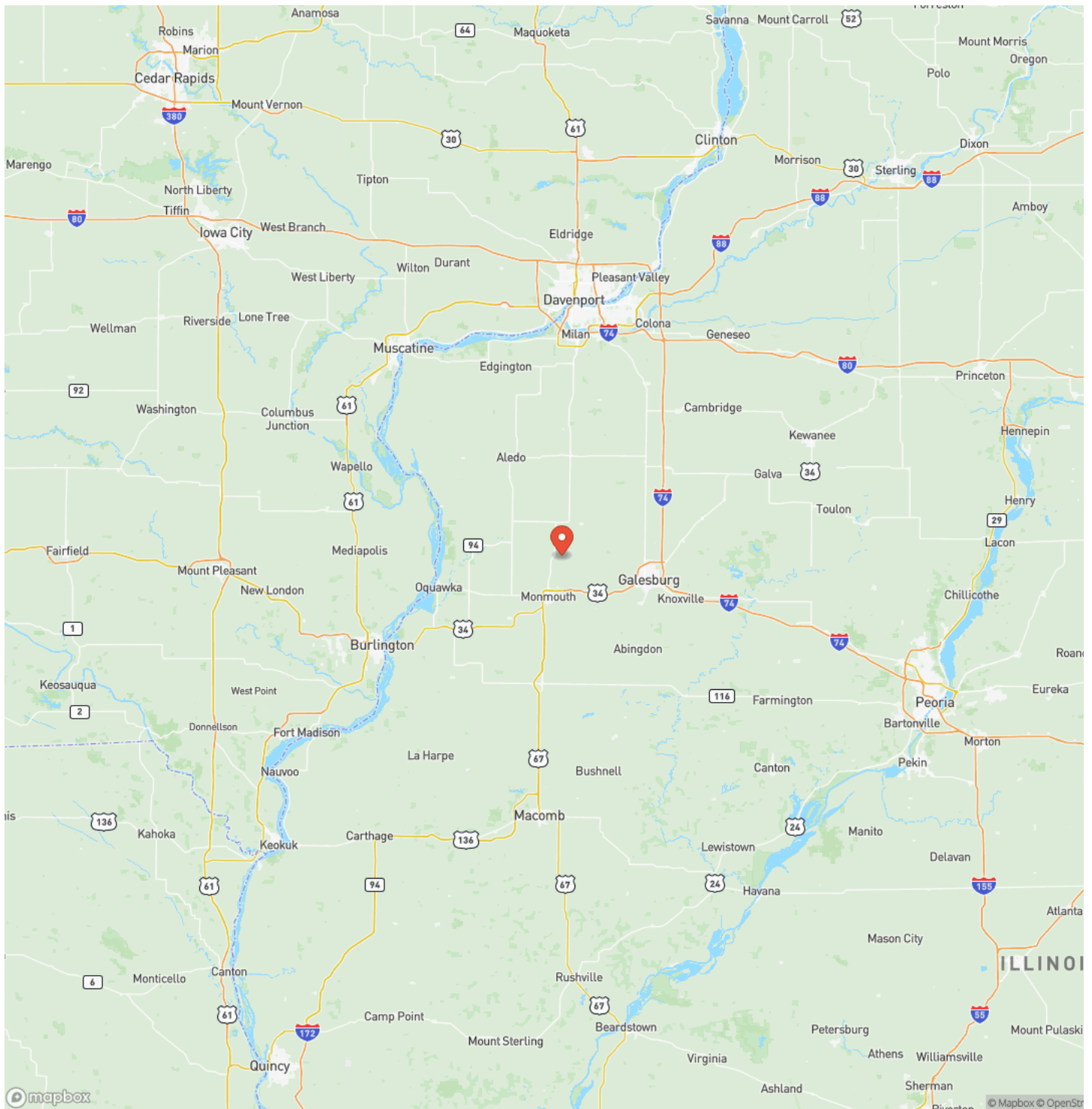
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Locator Map



Locator Map



MORE INFO ONLINE:

<https://landguys.com/>

Satellite Map



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