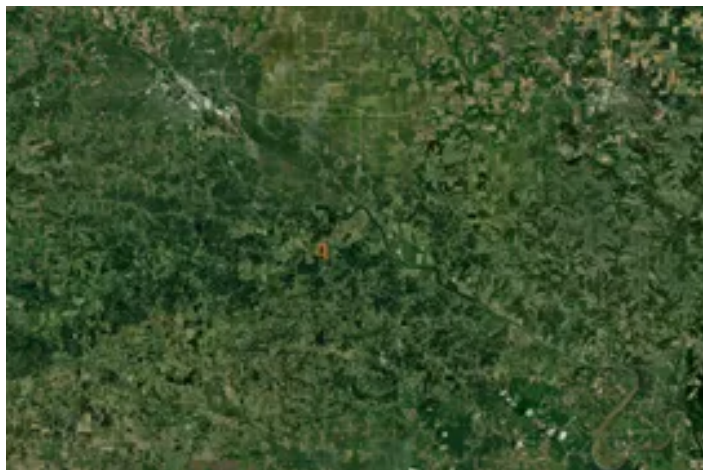


Davis County, Iowa 100 Acres of Land for Sale
11555 Swallow Blvd
Floris, IA 52560

\$675,000
100± Acres
Davis County



Davis County, Iowa 100 Acres of Land for Sale
Floris, IA / Davis County

SUMMARY

Address

11555 Swallow Blvd

City, State Zip

Floris, IA 52560

County

Davis County

Type

Farms, Hunting Land, Recreational Land, Business Opportunity

Latitude / Longitude

40.884157 / -92.27281

Acreage

100

Price

\$675,000

Property Website

<https://landguys.com/property/davis-county-iowa-100-acres-of-land-for-sale-davis-iowa/91806/>



Davis County, Iowa 100 Acres of Land for Sale

Floris, IA / Davis County

PROPERTY DESCRIPTION

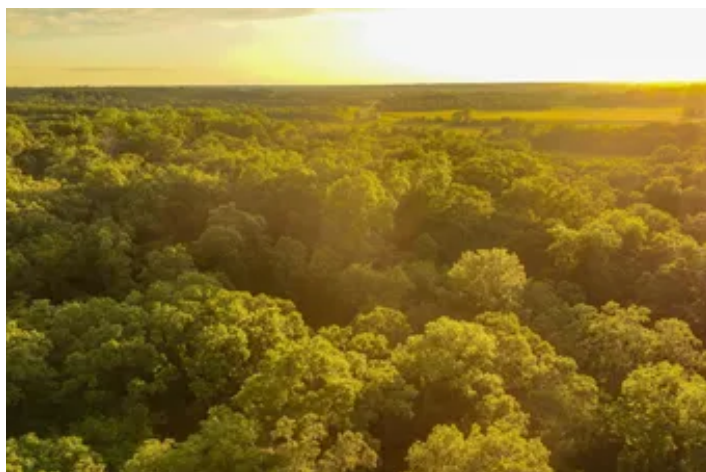
The perfect farm in Davis County, Iowa, secluded, scenic, and full of opportunity.

Tucked away in the rolling hills of Davis County, this secluded property combines incredible hunting potential with strong income opportunity. A long owned access road leads back to a private setting surrounded by oak ridges, overgrown CRP, and native grass stands. Soap Creek winds through the property, providing year-round water and adding natural diversity. The farm offers excellent CRP returns with additional space for production acres, making it as practical as it is beautiful. Known for its strong deer history and ideal habitat, this property features natural rut funnels and perfect fall food plot areas that make it a premier hunting destination.

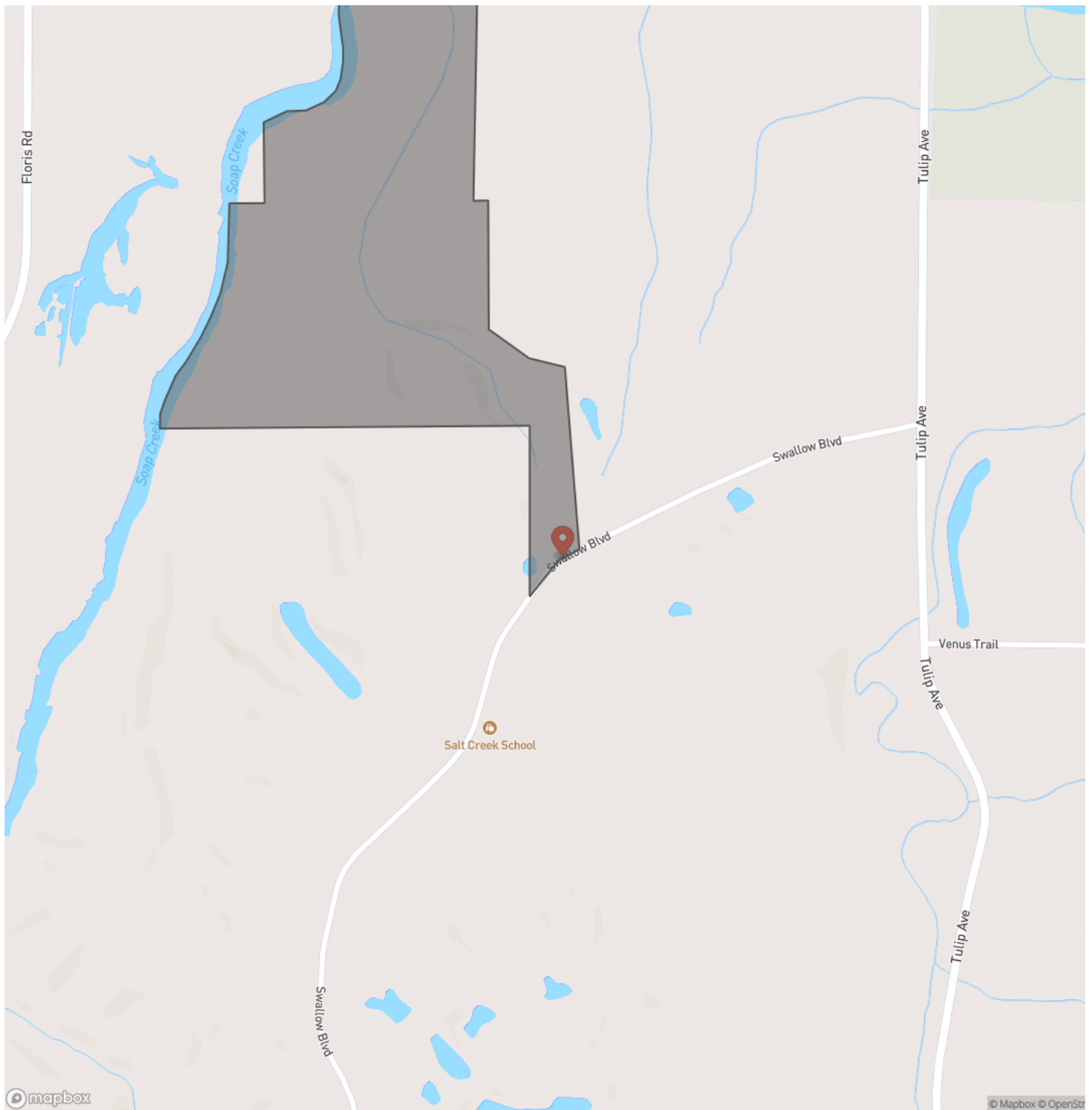
KEY FEATURES

- Great deer history
- Awesome CRP return
- More area for production ground opportunities
- Extremely secluded with a long owned access back to the property
- Made up of beautiful oak ridges, overgrown CRP, native grass stands, and walnut scattered along Soap Creek offering year round water
- Incredible hunting opportunities with rut funnels and ideal fall food plot areas
- Property can be purchased with additional acreage. Contact listing agent for more information.

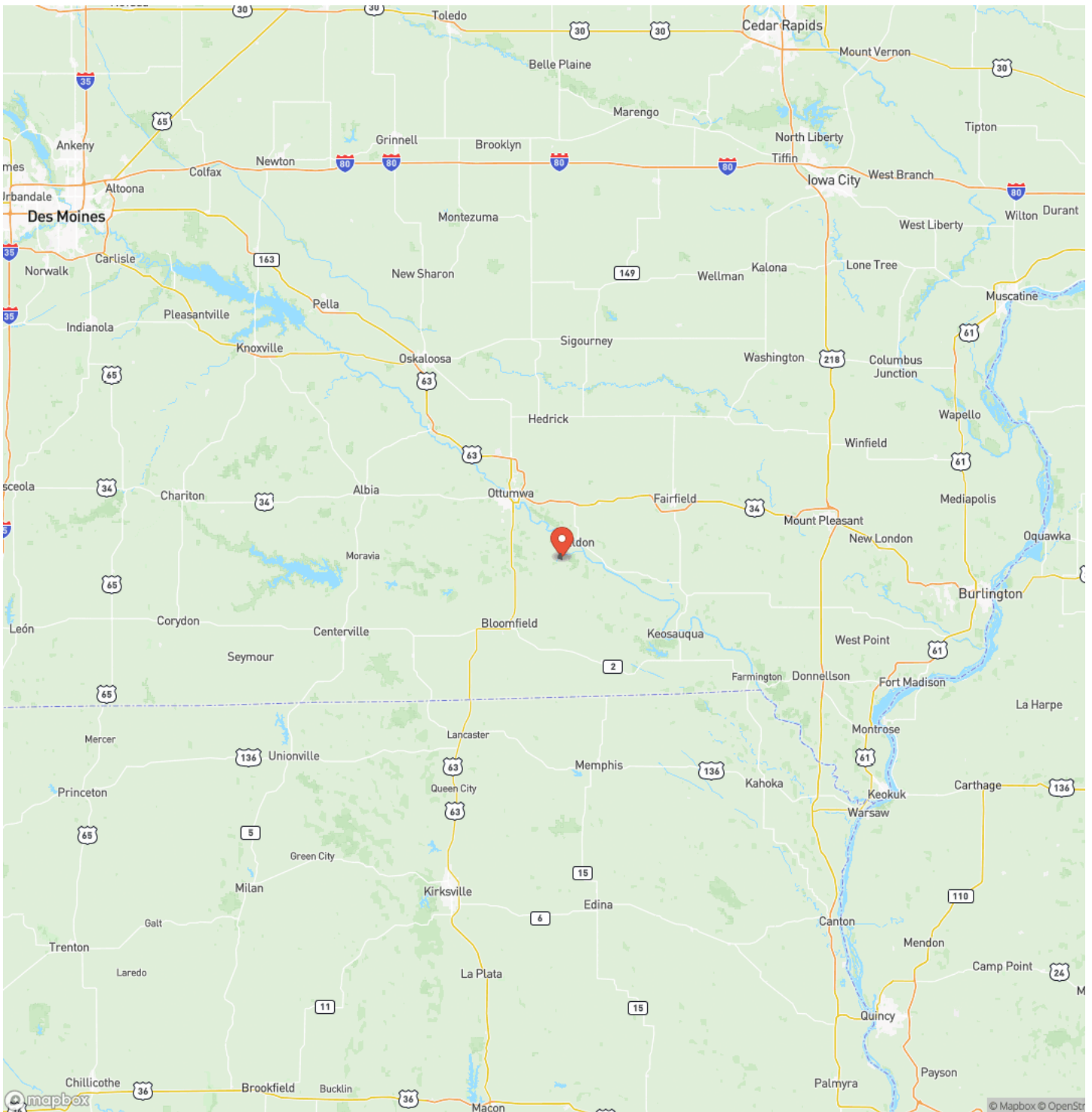
Davis County, Iowa 100 Acres of Land for Sale
Floris, IA / Davis County



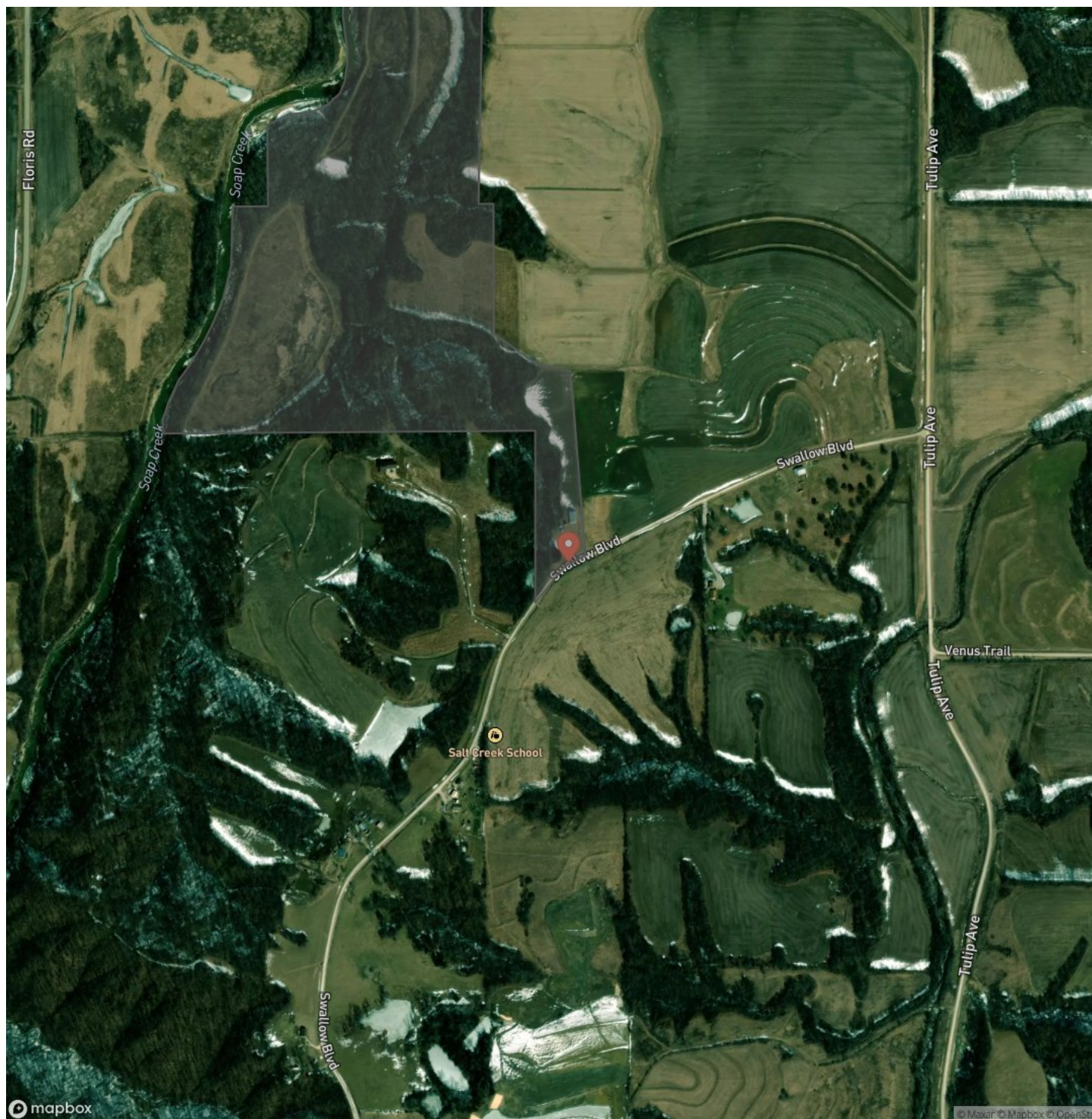
Locator Map



Locator Map



Satellite Map



Davis County, Iowa 100 Acres of Land for Sale Floriss, IA / Davis County

LISTING REPRESENTATIVE

For more information contact:



Representative

Jesse Stay

Mobile

(217) 779-2793

Email

jesse.stay@landguys.com

Address

City / State / Zip

NOTES

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DISCLAIMERS

Information in this brochure is provided solely for information purposes and does not constitute an offer to sell or advertise real estate outside the states in which broker or agent licensed. The information presented has been obtained from sources deemed to be reliable, but is not guaranteed or warranted by the agent, broker, or the sellers of these properties. This offering is subject to errors, omissions, prior sale, price change, correction or withdrawal from the market without notice. All references to age, square footage, income, expenses, acreage, carrying capacity, and land classification, etc. are approximate. Prospective buyers are chargeable with and expected to conduct their own independent investigation of the information and the property and to rely only on those results. Sellers reserve the right to accept or reject any and all offers without liability to any buyer or cooperating broker.

Maps are provided for illustration purposes only, the accuracy is not warranted. Parcels on interactive maps are not adjusted to match aerial backgrounds. This information is for reference purposes only and is not a legal document. Data maps contain errors. The seller and seller's agent are making known to all potential buyers that there may be variations between the location of the existing fence lines and the legal description of the deeded property. Seller and seller's agent make no warranties with regard to the location of the fence lines in relationship to the deeded property lines, nor does the Seller make any warranties or representations with regard to the specific acreage contained within the fenced property lines. Seller is selling the property in an "as is" condition, which includes the location of the fences as they exist. Boundaries shown on the accompanying maps are approximate, based on county parcel data. The maps are not to scale. The accuracy of the maps is not guaranteed. Prospective buyers are encouraged to verify fence lines, deeded property lines and acreages using a licensed surveyor at their own expense.

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