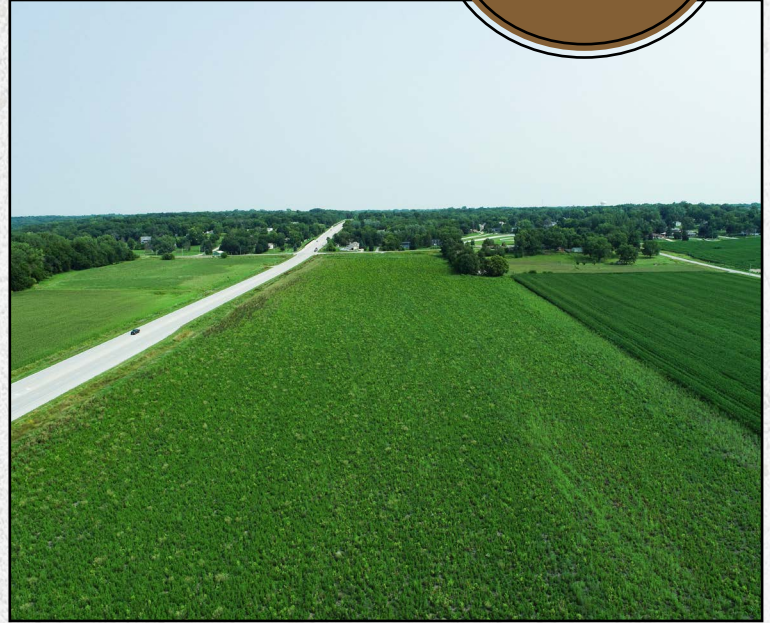




# LAND FOR SALE

*Polk County*



## FARM DESCRIPTION

**PRICE: \$620,000**

This is a great opportunity here in Des Moines for someone to own a solid investment with future development potential. Located in Saylorville city limits this makes this a great location right off NW 26th Street just north of I-80. Roughly 21 +/- acres of property is currently zoned AG with the remaining 9 +/- acres zoned MDR (Medium Density Residential). This is a great chance for someone to pick up additional agriculture acres while still having an upside with future development. Properties of this size are hard to find in this area of Des Moines, so don't miss your chance at this unique property. Call Land Agent Nick Skinner at 515-650-0974 or Land Broker Cody Skinner at 515-443-6343 today.



NICK SKINNER | LAND AGENT  
Nick@IowaLandCompany.com  
515-650-0974

*Urbandale Office*  
2540 106th St. Suite 201  
Urbandale, IA 50322

CODY SKINNER | LAND BROKER  
Cody@IowaLandCompany.com  
515-443-6343

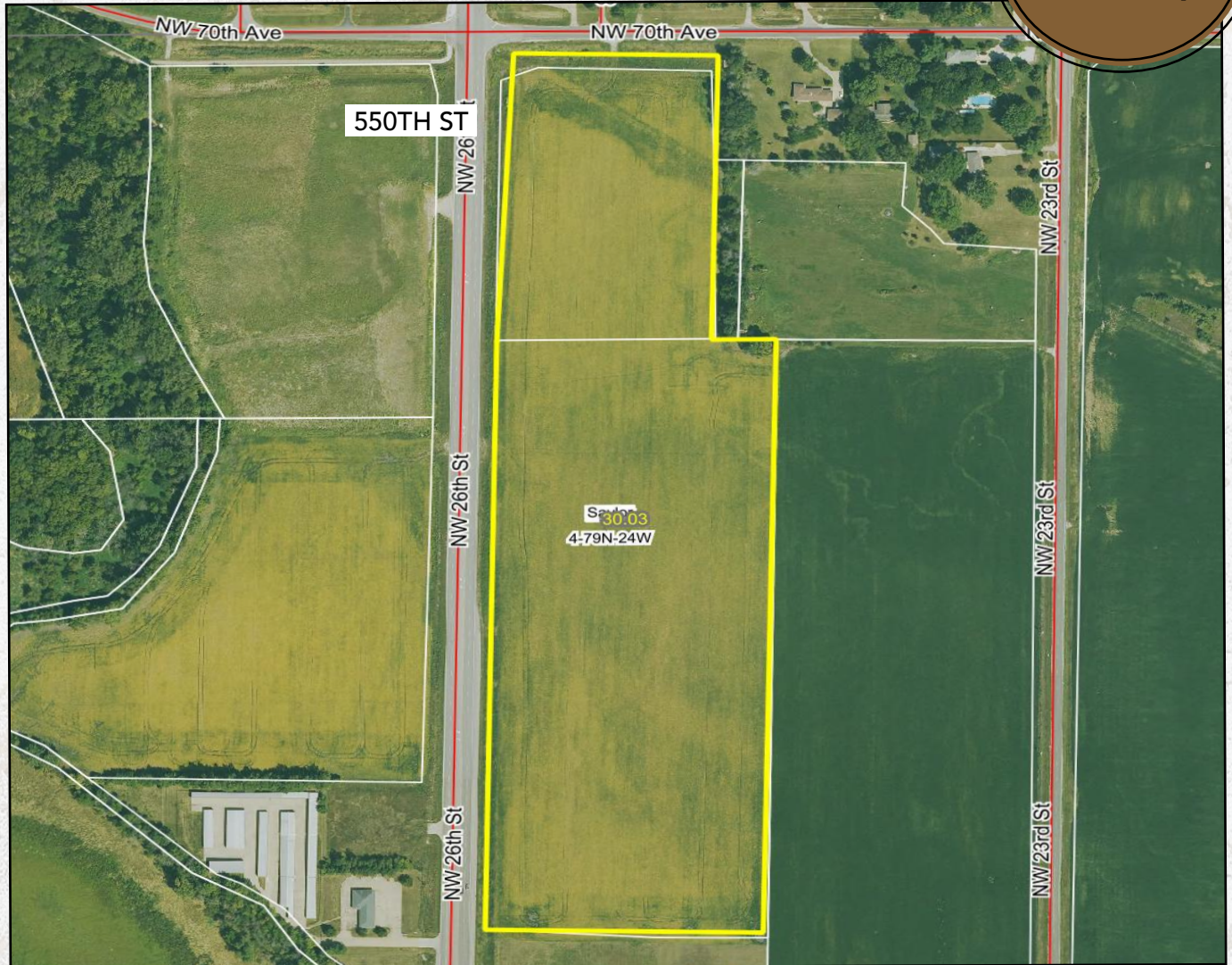




# AERIAL PHOTO

*Polk County*

**30**  
ACRES +/-



## FARM SPECIFICATIONS:

### Asking Price:

\$620,000

### Location:

Located just north of the Saylorville Casey's (2541 NW 66th Ave, Des Moines, IA 50313)

### Legal Description:

Parcel F in the Saylorville Casey's Plat – GP # 792404176006, DP # 27000105006004. The exact legal description will come from the abstract.

### Tax Information:

\$1,331 +/- Annually (estimated)





# PROPERTY PHOTOS

*Polk County*



NICK SKINNER | LAND AGENT  
515-650-0974

*Branded in Land*

CODY SKINNER | LAND BROKER  
515-443-6343





# ABOUT US

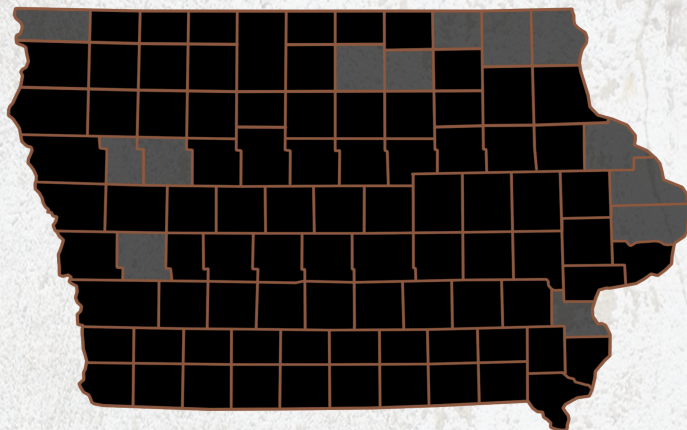
*We are Iowa Land Company*

**A REAL ESTATE BROKERAGE GROWN ON THE BEST DIRT IN AMERICA**

## WHAT WE DO

At Iowa Land Company, our approach is like that of a farmer: prepare, do the hard work and when the time comes, enjoy a successful harvest. We're a farmland real estate company and helping connect buyers and sellers of Iowa land is our specialty. As a team of native Iowans, our boots only know Iowa dirt. Our team of land experts combine years of real estate experience with the latest technology and marketing innovations to give you a modern real estate service unmatched in the Hawkeye State.

-  LAND AUCTIONS
-  LAND LISTINGS
-  NATIONAL MARKETING



**"IOWA IS OUR FACTORY, LAND MARKETING IS OUR CRAFT, FARMLAND TRANSACTIONS ARE OUR PRODUCT, AND THE PEOPLE ARE WHAT MAKE UP OUR BUSINESS"**

*-Iowa Land Company*

Nick and Cody are your local Land Brokers for Iowa Land Company, a family owned business which they Co-Founded with their two brothers Luke and Matt Skinner. Our goal is to be a trusted source in the Iowa farmland market while connecting buyers and sellers of Iowa land. Over the past six years we have represented clients in over 400 land real estate transactions selling 18,000 + acres of Iowa Land. We look forward to the opportunity to work for you and your family.



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