



# LAND AUCTION

99.17 ACRES M/L IN MARION COUNTY, IOWA

FRIDAY, SEPTEMBER 16TH, 2022 | 10:00 AM

PELLA MEMORIAL BUILDING | PELLA, IOWA 50129

Presenting 99.17 acres m/l of high-quality Marion County farmland located eight miles south of Pella, Iowa. This farm is nothing short of exceptional, with 88.2 acres considered FSA tillable carrying a CSR2 of 83.8. The tillable acres are tilled and terraced and boast over 84% Sharpsburg soils. The property is less than a half mile off of Highway 92 with paved roads running along both the south and east sides of the property. Rural water and electricity run along both paved roads. If you're looking for a place to build, develop, or just add an excellent piece of ground to your operation, this farm has tons of potential. The farm is open for the 2023 crop year with early possession given after the crops have been harvested.



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Listing #16295

