

# BOLEY REAL ESTATE

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## 28 acre m/l hunting property for sale in Van Buren County, IA

Address: 31690 260th St, Bonaparte, IA



**Nick Boley**

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**MOPLS ID:** 41190

**Price:** \$184,000

**Acres:** 28

**Tillable Acres:** 7

**Gross Taxes:** \$794

**County:** Van Buren

**Farm and Ag**

**Hunting Property**

This 28 acre m/l property is located just off the Des Moines River in Van Buren County, Iowa. Nestled in a great neighborhood between Bonaparte and Farmington Iowa, you will have a tough time finding another property this size that offers the caliber of hunting this one does. There are currently 6.86 acres tillable now in hay. There are another nearly 5 acres of open ground in a perfect location for foodplots. There is a pond on the property, providing a year round water source. There are a couple older barns and an old house on the property that could possibly be fixed up. Buyer will be responsible to bring septic up to code if keeping the house is desired.

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