

LAND

FOR SALE

Allamakee County, IA

115
+/- ACRES



SCAN FOR MORE INFO



JACOB HART
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Real Estate License:
B635461000

513 W Bremer Ave
Waverly, IA 50677



HIGH POINT
LAND COMPANY

HIGHPOINTLANDCOMPANY.COM





Summary of Property

115+/- Acres • Allamakee County, IA

Listing Price: \$1,100,000

Description:

Located in Allamakee County, IA this 115 acre farm is located just North of Waukon, IA on Pioneer Dr just off Hwy 76. The farm offers 54.15 certified cropland acres with an average CSR2 58.5. The property has a CRP contract currently expiring in Oct 2023 and will be open to prepare and farm for the 2024 season with the CRP being baled off already cleaning it up very nicely. The property also offers a large pond, great fence around good clean pasture, good hard wood timber, apple trees and a couple beautiful spots to build a home or cabin overlooking the hill country. The deer hunting in this area of Allamakee County, Iowa is excellent with many deer in this area being harvested in the 150-200" caliber annually with excellent history on this property as well. The access is off Pioneer Dr and property will be required to be surveyed to determine exact acreage being split off larger property to the south which is also available if you desire more acres.

Property Address:

624 Pioneer Drive, Waukon, IA 52172

Property Features:

- Beautiful building site opportunities
- Close to town, fuel, restaurants, and equipment
- Good fence and cross fence
- Great trail system
- Income opportunities
- Tillable, CRP, Hunting, Pasture
- Expandable tillable acres
- Spring fed ponds
- Many food plot locations
- Close to Decorah, IA
- Close to Lacrosse, IA

Driving Directions:

From Waukon, IA take Highway 76, 6 miles North until Pioneer Drive. Farm will be on your right (east side). Look for real estate signs.

75,000
ACRES SOLD

Property Photos



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