

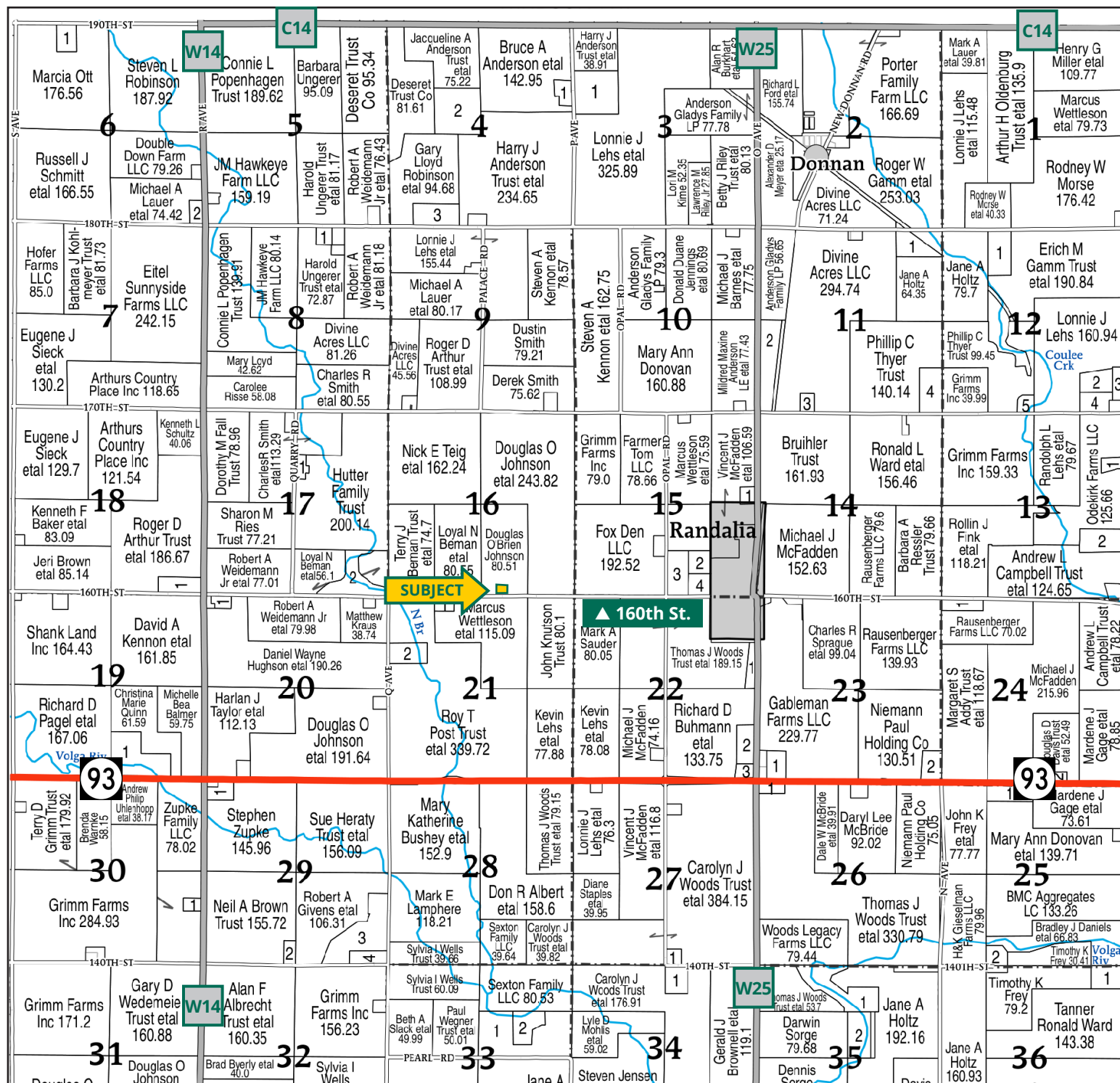
Well-Maintained Acreage with Newer Furnace, Air and Septic System



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4.92 Acres, m/l
Fayette County, IA



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Location

From Randalia: Go west on 160th St. for 1.4 miles. The property is located on the north side of the road.

Simple Legal

Parcel B in Section 16, Township 93 North, Range 9 West of the 5th P.M., Fayette Co., IA. *Final abstract/title documents to govern legal description.*

Address

16386 160th St.
Randalia, IA 52164

Price & Terms

- \$295,000
- 10% down upon acceptance of offer, balance due in cash at closing.

Possession

As negotiated.

Real Estate Tax

Taxes Payable 2025 - 2026: \$2,292.00
Net Taxable Acres: 4.92

Mineral Rights

All mineral rights owned by the Seller, if any, will be transferred to the Buyer(s).

Land Description

Nearly level to gently sloping.

Dwelling

There is a two-story farmhouse built in 1905, offering 1,991 sq. ft. of living space with two-bedrooms, two-bathrooms, and a detached two-stall garage. Recent updates in 2024 include: septic system, furnace, and central air conditioning.

Buildings/Improvements

- 18' x 30' Machine Shed (1900)
- 40' x 90' Pole Barn (1973)
- 8' x 14' Shed (1900)
- 16' x 24' Shed (1900)
- 36' x 45' Lean-To (1900)
- 12' x 56' Lean-To (1900)
- Lean-To on Confinement Barn (1900)
- 24' x 56' Hog Confinement (1900)
- 30' x 145' Hog Confinement (1900)
- 22' x 44' Hog Confinement (1900)
- (5) Steel Grain Bins (1900)
- 48' x 26' Steel Grain Bin (2008)

Water & Well Information

A well, located northeast of the dwelling, services the property.

Comments

Well-kept home with many recent updates and mature windbreak along the property border.

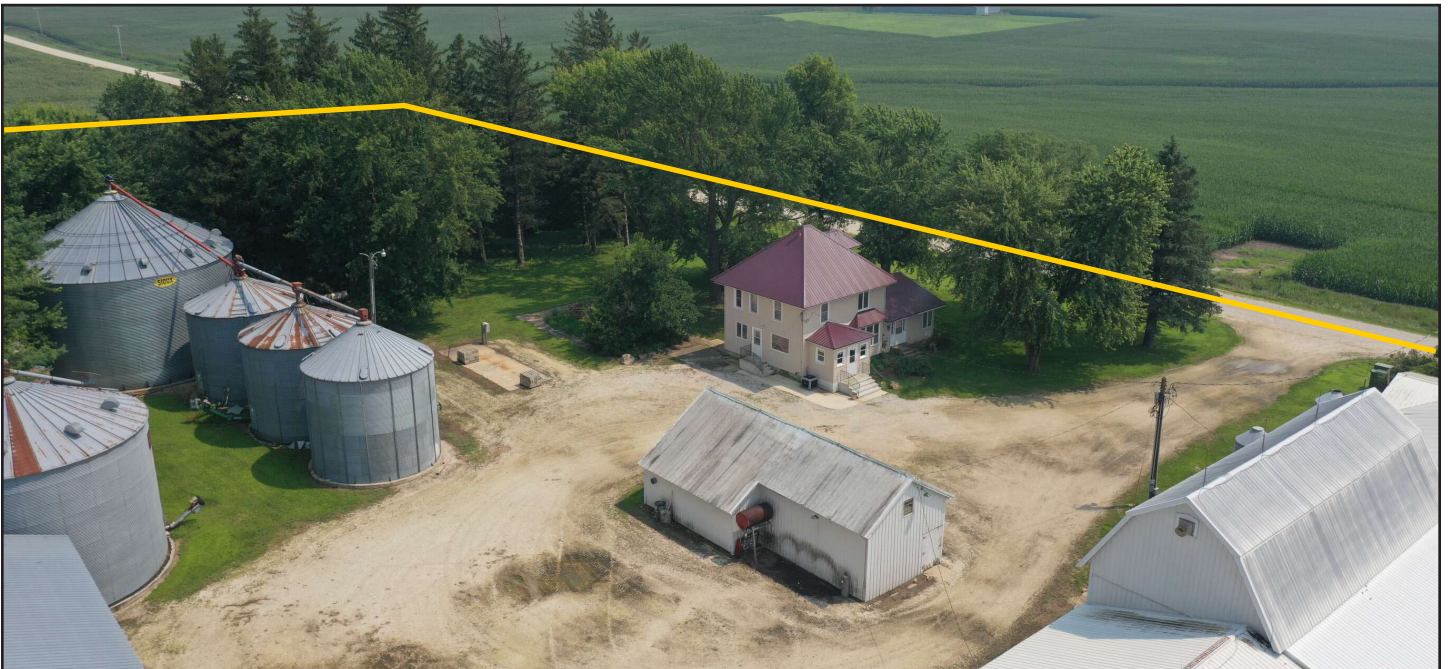


The information gathered for this brochure is from sources deemed reliable, but cannot be guaranteed by Hertz Real Estate Services or its staff. All acres are considered more or less, unless otherwise stated. All property boundaries are approximate.

Looking East



Looking Southeast



Kitchen



Living Room



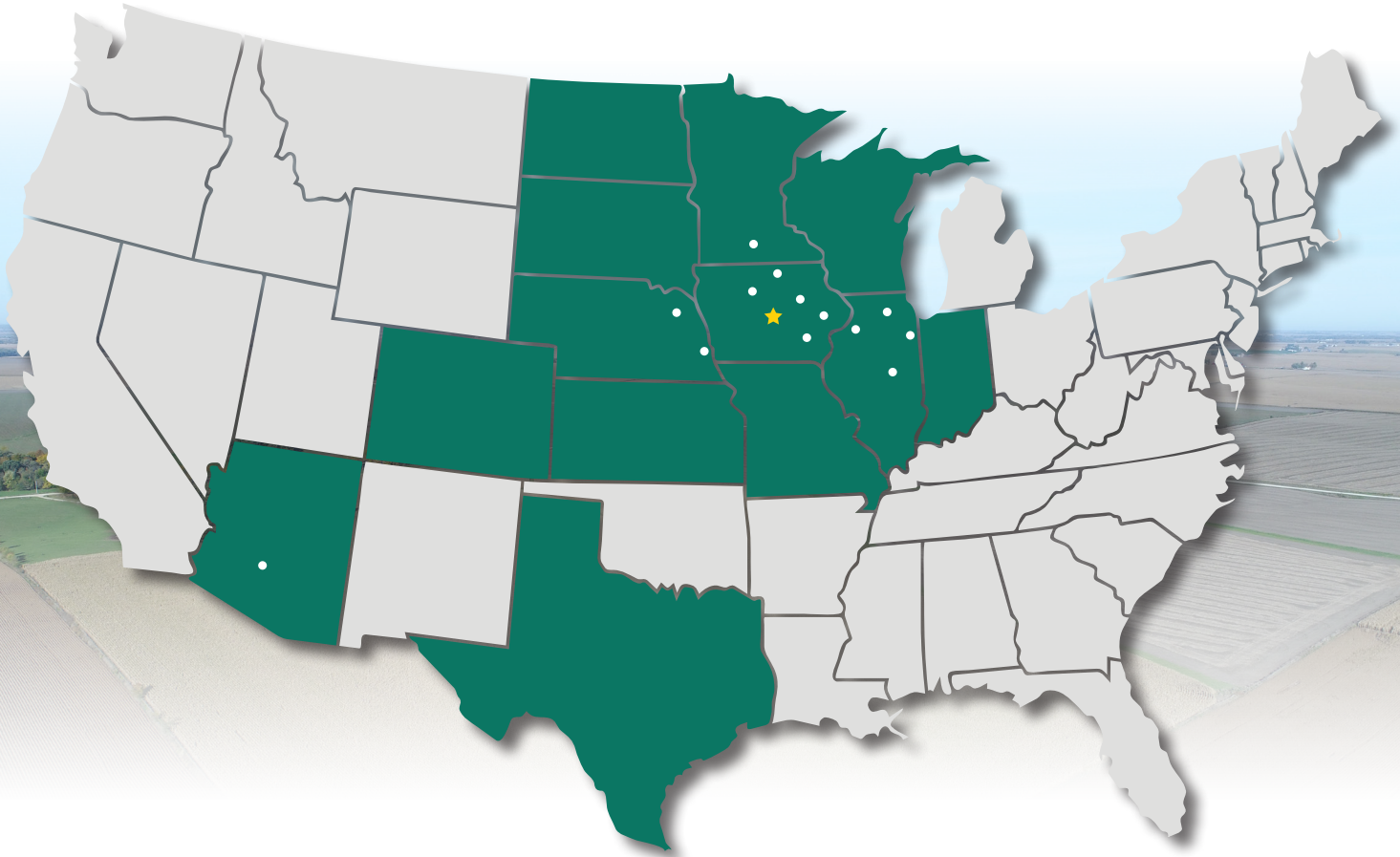
Main Floor Bathroom



Upstairs Bathroom



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