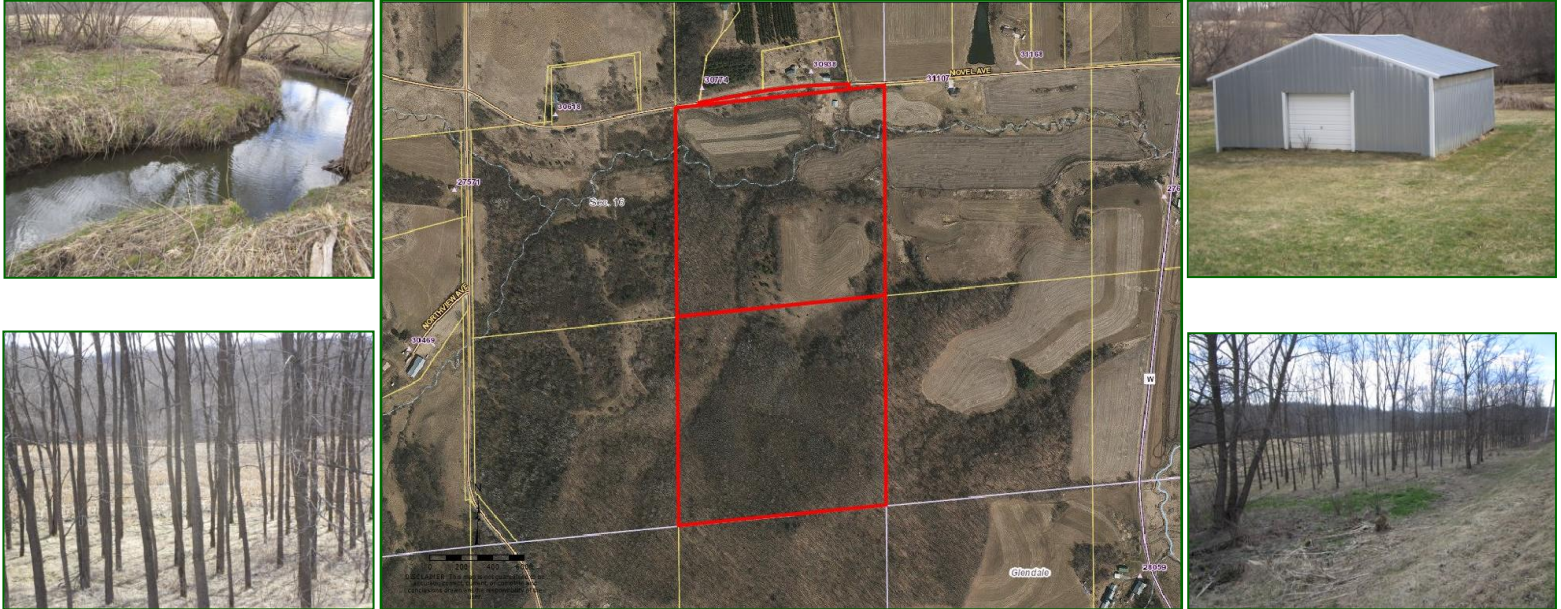




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Here's a Novel idea!

This rugged land has it all! There is approximately 15 acres of tillable land that has been rented for years, a stream, approximately 59 acres of woods, and 6 acres of pasture/recreation land. The seller has black walnut plantings along the road. There are deer, turkey and wildlife trails thick along the stream and through the walnut trees. Some trails are so used they look like cow paths! There is a 30x32 shed to store your 4-wheelers, snowmobiles, etc. It has a gravel floor and no electric. The self storage unit in the shed will also stay. It's perfect for securely locking up the toys. 1 acre is zoned residential, 1.86 acres undeveloped, 7 acres agricultural forest, 12 acres agricultural, and 59 acres managed forest closed program. The MFL program keeps your taxes down. Most of the tillable is on the front 40. The woods behind butts up on 3 sides to other wooded properties. Some wood has been harvested in the last 3 – 4 years.

Tax bills: 010-00372-0000, 010-00375-0000, 010-00362-0000

Owner: Lindahl
 Lot Size: 80.869 Acres
 School District: Royall

Listed By: Wayne Stockwell
 2018 Taxes: \$1099.88 before credit, \$1036.89 after
 Zoning: G1, G4, G5, G5m, G7, W6

3664	1854571	80.869 Acres - Novel Ave.	Glendale	Monroe	\$240,000
Listing #	MLS #	Property Address	Township	County	Price

DIRECTIONS: From Kendall take County P southwest 1 mile – Left on Norwood Rd. ½ mile – Left on Novel Ave ¼ mile – Property on the right.

Information herein is not warranted and subject to change without notice. We assume no liabilities for errors.