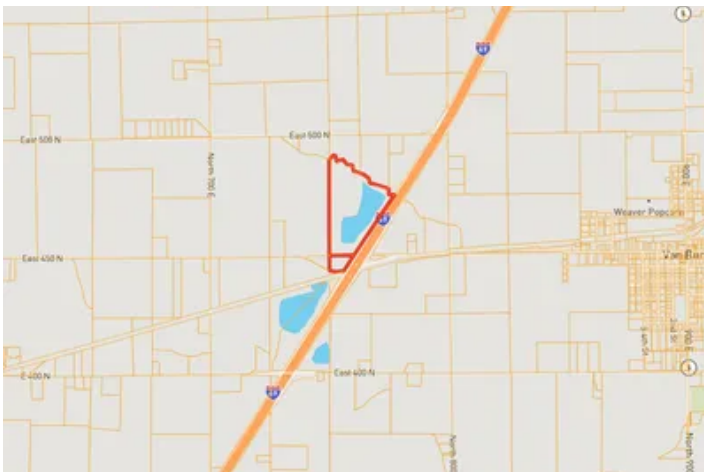


**48 +/- ACRES / VAN BUREN, IN / GRANT COUNTY / LAND  
FOR SALE**  
7595 E 450 N  
Van Buren, IN 46991

**\$359,900**  
48± Acres  
Grant County



## 48 +/- ACRES / VAN BUREN, IN / GRANT COUNTY / LAND FOR SALE

Van Buren, IN / Grant County

### SUMMARY

#### **Address**

7595 E 450 N

#### **City, State Zip**

Van Buren, IN 46991

#### **County**

Grant County

#### **Type**

Hunting Land, Recreational Land, Undeveloped Land, Lakefront, Commercial

#### **Latitude / Longitude**

40.620136 / -85.531601

#### **Taxes (Annually)**

4659

#### **Acreage**

48

#### **Price**

\$359,900

#### **Property Website**

<https://indianalandandlifestyle.com/property/48-acres-van-buren-in-grant-county-land-for-sale-grant-indiana/49771/>



## 48 +/- ACRES / VAN BUREN, IN / GRANT COUNTY / LAND FOR SALE

Van Buren, IN / Grant County

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### **PROPERTY DESCRIPTION**

Situated at 7595 E 450 N in Van Buren, IN 46991, this expansive property spans 48 +/- acres along the I69 corridor. Boasting a diverse range of features, the land includes a pole building, an inviting in-ground pool, and a remarkable 14 +/- acre lake ideal for fishing and waterfowl hunting. Nature enthusiasts will appreciate the wooded areas, offering opportunities for Whitetail deer hunting and morel mushroom foraging. The property's strategic location is a key highlight, providing easy access from both Indianapolis and Fort Wayne, Indiana. Whether you envision a commercial venture or seek a recreational haven, this location offers a unique blend of possibilities. Consider it as a potential building site for your future home, adding a personal touch to the versatility of this remarkable property.

Tons of possibilities with this property. For the most accurate information, contact Listing Agent, Brecken Kennedy, at [\(260\) 578-7661](tel:2605787661) or by email at [mossyoakbrecken@gmail.com](mailto:mossyoakbrecken@gmail.com)



**MORE INFO ONLINE:**

**<https://indianalandandlifestyle.com/>**

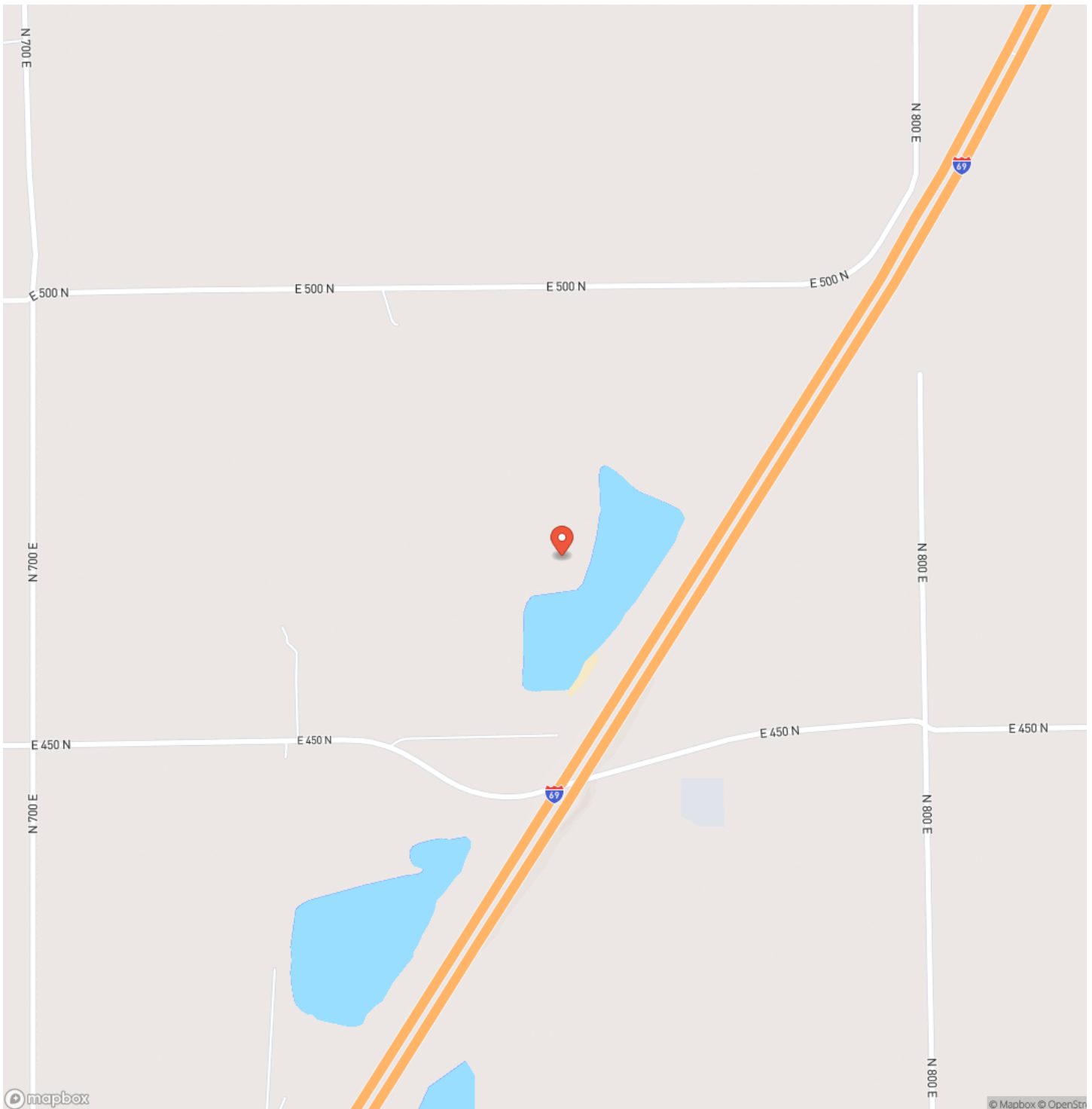


48 +/- ACRES / VAN BUREN, IN / GRANT COUNTY / LAND FOR SALE

Van Buren, IN / Grant County



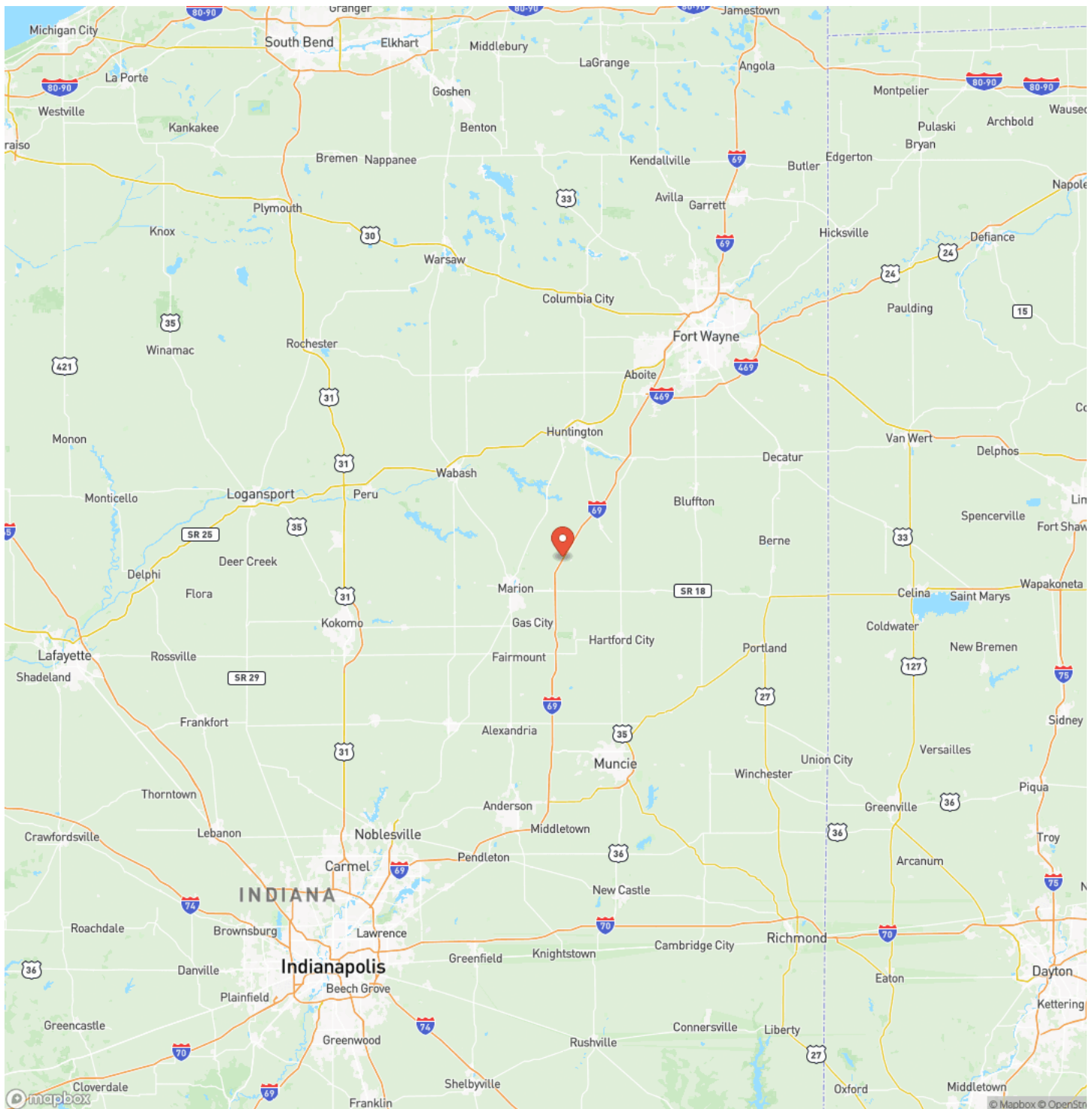
## Locator Map



48 +/- ACRES / VAN BUREN, IN / GRANT COUNTY / LAND FOR SALE

Van Buren, IN / Grant County

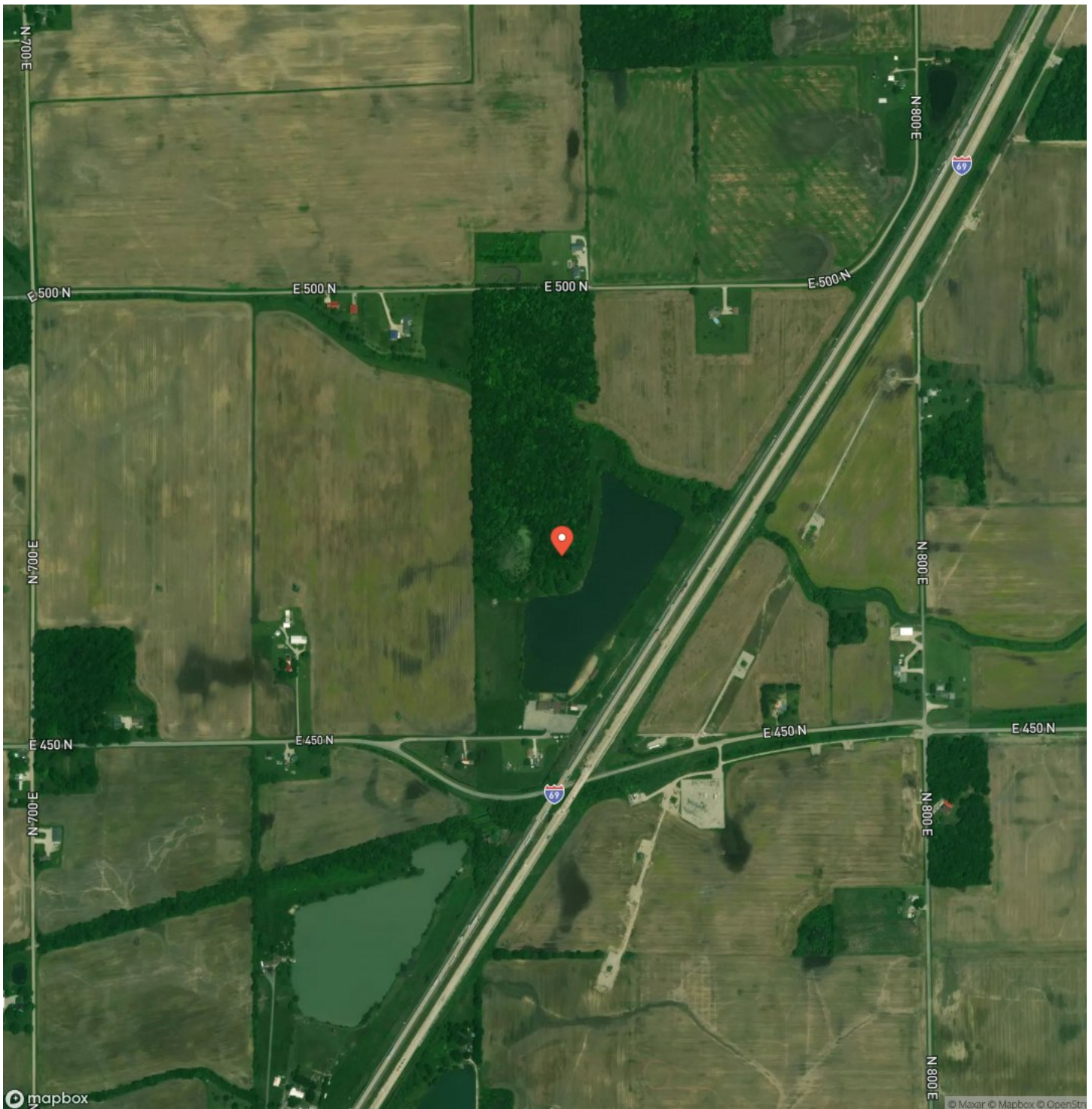
## Locator Map



**MORE INFO ONLINE:**



## Satellite Map



## Van Buren, IN / Grant County

**For more information contact:**



Brecken Kennedy

(260) 578-7661

(260) 578-7661

bkennedy@mossyoakproperties.com

2814 W 1150 N

North Manchester, IN 46962

## This image shows a blank sheet of white paper with horizontal ruling lines. The lines are evenly spaced and extend across the width of the page. There are no margins, text, or other markings on the paper.





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**MORE INFO ONLINE:**

**<https://indianalandandlifestyle.com/>**

## **DISCLAIMERS**

Information in this brochure is provided solely for information purposes and does not constitute an offer to sell or advertise real estate outside the states in which broker or agent licensed. The information presented has been obtained from sources deemed to be reliable, but is not guaranteed or warranted by the agent, broker, or the sellers of these properties. This offering is subject to errors, omissions, prior sale, price change, correction or withdrawal from the market without notice. All references to age, square footage, income, expenses, acreage, carrying capacity, and land classification, etc. are approximate. Prospective buyers are chargeable with and expected to conduct their own independent investigation of the information and the property and to rely only on those results. Sellers reserve the right to accept or reject any and all offers without liability to any buyer or cooperating broker.

Maps are provided for illustration purposes only, the accuracy is not warranted. Parcels on interactive maps are not adjusted to match aerial backgrounds. This information is for reference purposes only and is not a legal document. Data maps contain errors. The seller and seller's agent are making known to all potential buyers that there may be variations between the location of the existing fence lines and the legal description of the deeded property. Seller and seller's agent make no warranties with regard to the location of the fence lines in relationship to the deeded property lines, nor does the Seller make any warranties or representations with regard to the specific acreage contained within the fenced property lines. Seller is selling the property in an "as is" condition, which includes the location of the fences as they exist. Boundaries shown on the accompanying maps are approximate, based on county parcel data. The maps are not to scale. The accuracy of the maps is not guaranteed. Prospective buyers are encouraged to verify fence lines, deeded property lines and acreages using a licensed surveyor at their own expense.



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**Mossy Oak Properties Indiana Land and Lifestyle**

**PO Box 10**

**Clinton, IN 47842**

**(765) 505-4155**

**<https://indianalandandlifestyle.com/>**

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