

38 acres for sale in Van Buren County, IA  
Osage Ave  
Keosauqua, IA 52565

**\$258,400**  
38± Acres  
Van Buren County



**38 acres for sale in Van Buren County, IA  
Keosauqua, IA / Van Buren County**

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**SUMMARY**

**Address**

Osage Ave

**City, State Zip**

Keosauqua, IA 52565

**County**

Van Buren County

**Type**

Hunting Land, Recreational Land, Farms

**Latitude / Longitude**

40.69619 / -91.911293

**Acreage**

38

**Price**

\$258,400

**Property Website**

<https://www.mossoakproperties.com/property/38-acres-for-sale-in-van-buren-county-ia-van-buren-iowa/99451/>



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### **PROPERTY DESCRIPTION**

38 Acres ± | Van Buren County, Iowa | Pasture, Timber & Building Sites

This 38-acre property for sale in Van Buren County, Iowa offers an outstanding mix of approximately 50% open pasture ground and 50% timber, making it ideal for livestock, recreation, and future building opportunities.

The property features two ponds, providing a reliable water source for livestock and wildlife, while also enhancing the recreational appeal. Water and electricity are conveniently located at the road, allowing for multiple excellent building sites across the property with scenic views and privacy.

Located just 4 miles from Keosauqua, IA, this tract combines country living with convenient access to town. Whether you're seeking a hobby farm, hunting retreat, or a peaceful rural homesite, this versatile property checks all the boxes.

Property Highlights:

38 acres ±

Approximately 50% pasture / 50% timber

Two ponds

Utilities at the road (water & electric)

Multiple prime building sites

4 miles from Keosauqua, IA

Van Buren County, Iowa

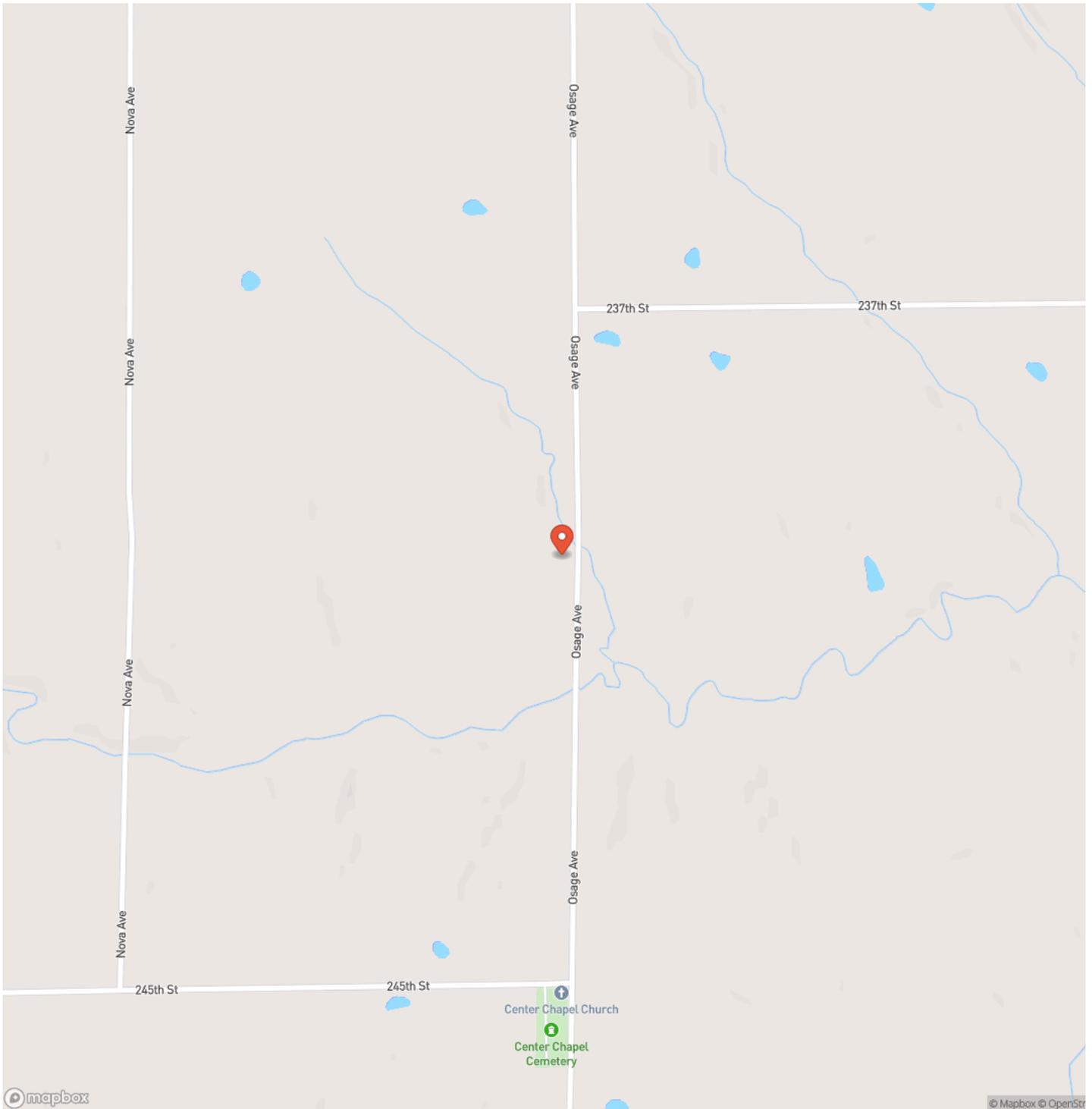
\*\*\*Property to be surveyed by seller, and purchase price shall be determined by final surveyed acres.

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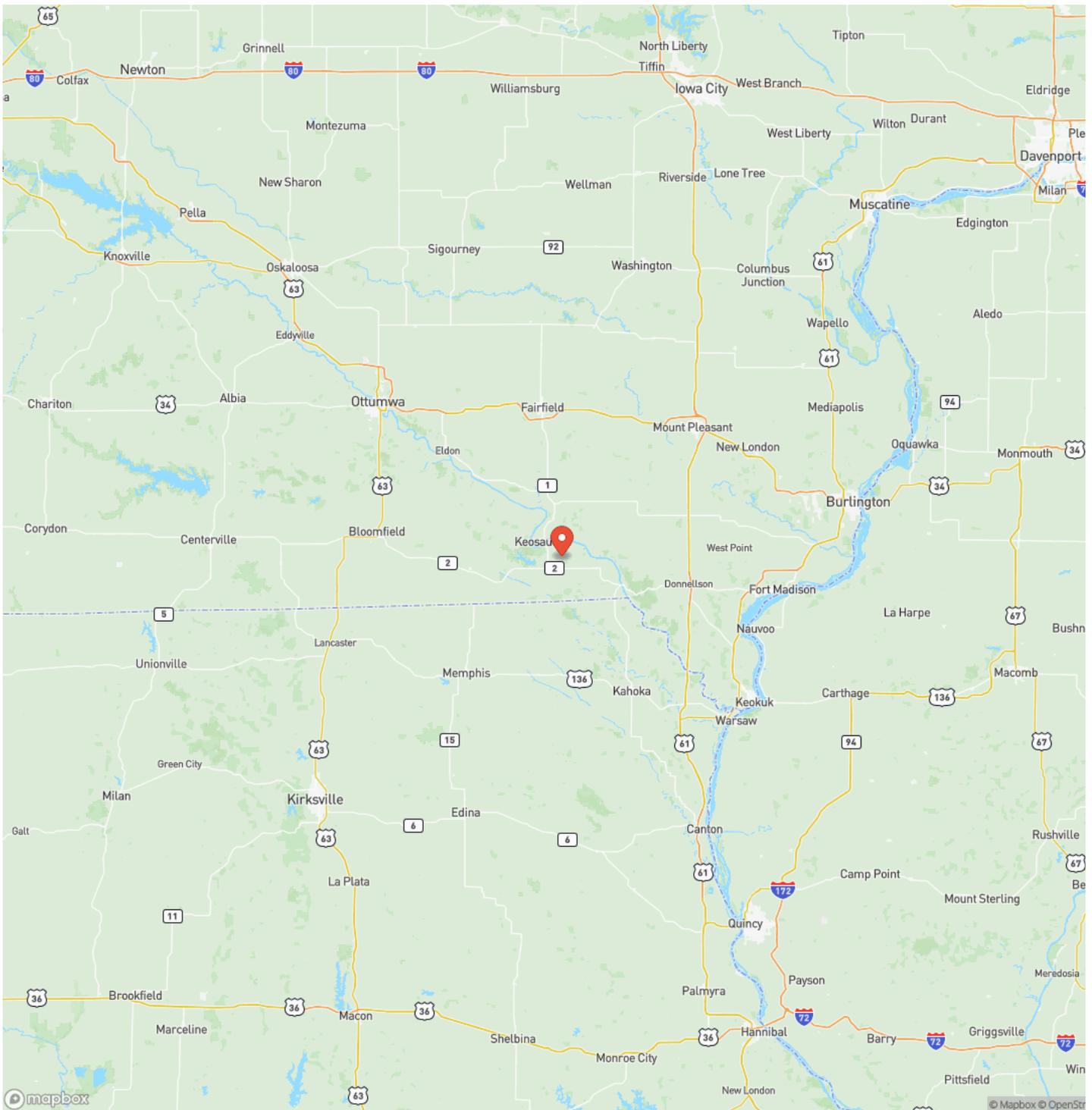


## Locator Map



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Keosauqua, IA / Van Buren County

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## Satellite Map







## **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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