

Acreage Auction

Lee County, Iowa

TIMED ONLINE

Open House:
Wed., June 29
from 4-5PM

Wever, Iowa

CLOSES: WEDNESDAY, JULY 13, 2022 AT 4PM

Property is located 1 ¼ miles east of Denmark on Highway 16, then 1 mile north on 320th Avenue, then ¼ mile west on Old Quarry Road to 3265 Old Quarry Road, Wever, Iowa.

Auctioneer's Note: Country living at its best! This property has it all. A large 4 bedroom home, oversized 2 car garage, shop, outbuildings, Skunk River access, plenty of room for livestock, a huge garden area, a flowing creek, two small ponds and more.

FOUR BEDROOM HOME ON 15.17± ACRES

- Two story home was built in 1967 with over 2,200 sq. ft. of total living space.
- Lower level offers a living room, kitchen with refrigerator, stove & microwave, dining area with wood burning stove, full bathroom, laundry room, bonus recreational room with office/non-conforming bedroom and a 8'x21' three season sun room.
- Upper level has 4 bedrooms and a full bath.
- Owner states the home will have a new concrete patio & retaining wall added prior to closing. All electric home with new shingles, vinyl replacement windows in the upper level, (2) wells with several hydrants throughout the property.
- Buildings include a 24'x40' detached garage with heated workshop & hot tub, 30'x44' pole barn of which 30'x30' is insulated and has a 24'x20' lean to & 16'x32' lean to, 16'x20' shed with 14'x20' lean to, Golf cart shed, Chicken coop, Lawn shed, Garden shed, Two story tree house with porta potty, Sawmill shed & Insulated fishing cabin.
- Property has two ponds and Skunk River access with a fishing deck.
- Ft. Madison school district, Access Energy electric & Windstream Internet.
- Situated on 15.17 acres M/L with FSA indicating 3.54 acres tillable, balance being timber, pond & homestead.

Timed Online Personal Property Auction: CLOSES AT 5PM

Located at 3265 Old Quarry Road, Wever, Iowa | Loadout: July 15, 9AM-3PM

**TRACTOR & ATTACHMENTS, TRUCK & TRAILER,
MOWERS, UTV, GOLF CART & SHOP EQUIPMENT**

PAUL D. & AMBER L. LAWSON
Artemio M. Santiago – Attorney for Seller
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