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## SOLD \$464,207.70 / CLOSED 1/31/18



### FOR SALE: FULTON COUNTY IL 141+- ACRES

#### PROPERTY DETAILS

Address: State Route 9, Canton IL

List Price: \$464,640 / \$3,300 Per Acre

Fulton County hunting and fishing property available with development and agricultural potential. Property consists of 140.669 acres. Located 45 minutes from Peoria and 10 minutes from Canton. Excellent road access with 1/2 mile of road frontage off of Route 9 and 1/2 mile of road frontage off of Cemetery Road. Ameren power available. Property has 3 lakes stocked with Bass, Bluegill and Crappie. This farm has over 12 acres of water! For you waterfowl hunters, property is located just 2 miles north of Duck Creek power plant and currently leased pits provide annual income of \$3,000. Additional pasture lease is available also. Will consider dividing.

Listing 2170L

#### CONTACT:

Broker

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BUY A FARM LAND AND AUCTION COMPANY LLC — 800-443-1998