

# FOR SALE: 82+- Acres Jackson County IL

## Mix of Cropland & Wooded Acres / Excellent Hunt Property!



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### PROPERTY DETAILS (2642L)

Address: Dogwood Road, Carbondale IL

List Price: \$299,000 / \$3,646.34 Per Acre

82+- acres of cropland and wooded just outside Carbondale IL. Property is creek bottom woods with 56+- acres wooded and 26 acres cropland for income. The mix of cropland and wooded with a meandering creek in the wooded area make for an excellent hunting property just outside town.

- 56+- acres wooded
- 26 +- acres cropland
- PI of 112.2
- Any mineral owned will transfer, if any.
- Taxes: \$1084.26 (\$13.22 per acre) 2019 paid 2020
- Frontage on Dogwood Road

Directions: At the East edge of Carbondale IL turn South on Giant City Road. Go 1.37 miles South and turn left on Dogwood Road. Go 0.8 mile to the property on the right.

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